

C.A.P. Government, Inc. (CAP) is proud to submit this response to Lake County, Florida (County) RFP (RFP # 21-0937) to provide **Building Plan Review and Inspection Services** and we invite you to experience **The CAP Way**. Our experience providing Building Department Services is what sets us apart.

Our corporate philosophy is to successfully deliver these services by creating a positive customer experience without sacrificing accuracy, efficiency and transparency. We believe that this complements the experience that the County desires for its Building Department. As you review our submittal package, we call your attention to the following points:

As you review our submittal package, we call your attention the following points:

- **Qualifications.** CAP was established over thirty years ago, in 1989 and is a pioneer in Building Department outsourcing services to municipalities throughout Florida. We currently serve over sixty- five (65) municipalities and six (6) educational clients. Our customer centered approach to these services is one of the reasons that our clients stretch throughout Florida.
- **Staff Availability.** CAP has over two hundred (200) employees who are qualified and licensed by the State of Florida Department of Business and Professional Regulations. They provide plans review, inspections, code compliance, Building Official and permit administration services.
- **Electronic Plans Review (EPR).** Since 2013 CAP has been investing, developing, and implementing an EPR platform that allows our Plans Examiners to electronically access work “real-time”, with efficiency and accuracy. Our EPR services expedite the review and approval process taking full advantage of current technologies.
- **Remote Inspections.** CAP has launched the use of remote, tech-driven building inspection services to keep projects moving successfully. We conduct inspections using smart phones and tablets. The inspection process utilizes technology to reduce costs, improve compliance, increase turn-around speed, maintain social distancing, minimize the need for travel and improve customer satisfaction.
- **Location.** We currently have corporate offices in **Coral Gables, Fort Lauderdale and in West Palm Beach.**
- **Services.** CAP contracts primarily with governmental agencies, thus avoiding potential conflicts of interest. **Building Department outsourcing is what we do!**

We hereby warrant and represent that we have a clear **understanding of the project** and at all times during the term of the contract we shall maintain, all required licenses in good standing, certifications and permits required under the federal, state and local laws necessary to perform these services.

STATEMENT OF INTEREST & UNDERSTANDING OF PROJECT



We are **committed to deliver** efficient, cost-effective, and quality services to Lake County, Florida by maintaining the necessary resources to provide the services required in this Request for Proposal Our experience and qualifications meet or exceed the requirements and expectations in this RFP.

In closing, let me offer some facts that we believe set us apart from our competition. **Why us? The CAP Way, by the numbers:**

32	Years in Business (Est. in 1989).
29	Years Outsourcing Building Services Exclusively to the Government
13	Municipal Clients - Full Service
49	Municipal Clients - Supplemental Services
6	Educational Clients
68	Total Building Department Outsourcing Clients
16	Years with the City of Weston
16	Years with the Town of Cutler Bay
26	Years with the City of Aventura
5	Years providing Electronic Plan Review (EPR)
200+	Employees dedicated to outsourcing Building Services

If given the opportunity, **C.A.P. Government, Inc.** will provide Lake County, Florida our customer centered, innovative, efficient, and accurate **Building Plan Review and Inspection Services**. Should you require any additional information, or wish to discuss this proposal further, please contact me at 305.666.7178.

AUTHORIZED REPRESENTATIVE

A handwritten signature in blue ink, appearing to read 'Carlos A. Penin'.

Carlos A. Penin, PE

President

100 SE 12 Street

Fort Lauderdale, FL 33316

Cell: 305.458.6000

cap@capfla.com

LAKE COUNTY, FLORIDA
21-0937 BUILDING PLAN REVIEW AND INSPECTION SERVICES (NOT ENGINEERING)



C.A.P. Government, Inc. (CAP) was founded on **April 10, 1989** by Mr. Carlos A. Penin, PE. In 1992 CAP entered into an agreement with the newly incorporated Village of Key Biscayne to offer the outsourcing of Building Department professional services. We have been doing so *continuously* since then.

Today CAP is recognized as the leading firm in providing Building Department services to six (6) educational clients and to over sixty-five (65) municipalities across Florida.

In 2017, 2018, 2019, 2020 and again in 2021 our company has been ranked as a top 100 firm and recipient of this prestigious award at the Hot Firm & A/E Industry Awards Conference.



Alumni from the University of Florida have created and guided some of the most innovated and profitable business in the nation and the world.

In 2017 and in 2018 CAP was recognized as one of the fastest-growing, Gator-owned businesses in the world.



C.A.P. Government, Inc. is a State of Florida Corporation that operates out of three (3) offices in Florida. Our clients stretch throughout Miami-Dade, Broward, Palm Beach and Gulf Coast Counties.

C.A.P. GOVERNMENT, INC.

Miami-Dade 343 Almeria Avenue
Coral Gables, FL 33134

Broward 100 SE 12 Street
Fort Lauderdale, FL 33316

Palm Beach 1910 N. Florida Mango Rd.
W. Palm Beach, FL 33409

Our customer centered approach to these services has helped us build a team of over 200+ Professional Engineers, Architects, Building Officials, Plans Examiners, Inspectors and Permit Technicians. **Our legacy of hard work and dedication has established us as a leader in our industry.**

For over **thirty-two (32) years** CAP has maintained an exemplary track record of the professional management of all phases of the building and permitting process. CAP's expertise involves developing tailored solutions to plan review, inspections and code compliance services to government entities.

CAP's personnel are qualified and experienced in performing building, mechanical, electrical, plumbing and fire safety plan review and inspection services as required by Chapter 553, Florida Statutes. The CAP team is licensed or certified as required by Part XII, Chapter 468 Florida Statutes and Chapter 633, Florida Statutes.

Our services are prompt, courteous, efficient, safe and effective.

List no more than five projects which best illustrates qualifications relevant to the Solicitation. References must be less than five years old. LIST no more than two LAKE COUNTY GOVERNMENT PROJECTS (past, current, prime, and subcontractor) FIRST.

C.A.P. Government, Inc

PROJECT NAME: Palm Beach County

Agency: Palm Beach County

Address: 2300 N Jog Road

City, State, Zip code: West Palm Beach, FL 33411

Contact Person: Mr. Doug Wise

Title: Building Director

Email: dwise@pbcgov.org

Telephone: 561-233-5000

Project Cost: \$1.1M

Contract Start and End Dates: 2016 – Ongoing

SCOPE of Project (list tasks, outlines or descriptions of items): Palm Beach County has contracted with CAP to provide inspection, plan review and permit technician services to the Planning , Zoning and Building Department. These services include building, plumbing, electric and mechanical, HVAC. All building inspection, plan review and permit processing services are conducted to ensure compliance with the Florida Building Code.

PROJECT NAME: City of Aventura

Agency: City of Aventura

Address: 19200 W. Country Club Drive

City, State, Zip code: Aventura, FL 33180

Contact Person: Mr. Ronald J. Wasson

Title: City Manager

Email: jwasson@cityofaventura.com

Telephone: 305-466-8910

Project Cost: \$1.6M

Contract Start and End Dates: 1995 - Ongoing

SCOPE of Project (list tasks, outlines or descriptions of items): The City of Aventura has contracted with CAP continuously for more than twenty-five (25) years to provide full Building Department outsourcing. CAP provided the Building Official, plans review of building, electrical, mechanical and plumbing. CAP performs inspections of building, accessibility, roofing, electrical, mechanical, gas and plumbing as contained in the Florida Building Code, including Miami-Dade High Velocity Zone and City amendments. CAP provides Permit Technicians and staff to support Document Control.

PROJECT NAME: City of South Bay

Agency: City of South Bay

Address: 335 SW 2nd Avenue

City, State, Zip code: South Bay, FL 33493

Contact Person: Mr. Leondrae D. Camel

Title: City Manager

Email: camell@couthbaycity.com

Telephone: 561-996-6751

Project Cost: \$51K

Contract Start and End Dates: 2010 – Ongoing

SCOPE of Project (list tasks, outlines or descriptions of items): Plans Review, Inspections and Building Code Administrator. The City of South Bay has contracted with CAP to provide full Building Department outsourcing for eleven (11) years. CAP assists in the permit application process, providing plan review and inspection services to ensure compliance with the Florida Building Code. CAP also provided the Building Official for the City. Working with City staff we have been able to provide support to apply for and receive funding for important infrastructure projects.

PROJECT NAME: Village of Wellington

Agency: Village of Wellington

Address: 12300 Forest Hill Boulevard

City, State, Zip code: Wellington, FL 33141

Contact Person: Mr. Jacek Tomasik

Title: Building Official

Email: jtomasik@wellingtonfl.gov

Telephone: 561-753-2526

Project Cost: \$178K

Contract Start and End Dates: 2015 – Ongoing

SCOPE of Project (list tasks, outlines or descriptions of items): Plans Review and Building Inspection Services. The Village contracted with CAP to provide Planning, Zoning and Building Inspection Services. CAP performs inspections of building, roofing, electrical, mechanical and plumbing as contained in the Florida Building Code.

PROJECT NAME: Town of Palm Beach

Agency: Town of Palm Beach

Address: 3660 South County Road

City, State, Zip code: Palm Beach, FL 33480

Contact Person: Mr. Kirk Blouin

Title: Town Manager

Email: townmanager@townofpalmbeach.com

Telephone: 561-838-5410

Project Cost: \$20K

Contract Start and End Dates: 2015 – Ongoing

SCOPE of Project (list tasks, outlines or descriptions of items): CAP provides the Town of Palm Beach Planning, Zoning and Building Department with as-needed Building Plan Review and

Inspection services. CAP performs plan review for residential and commercial building applications and inspection services of building, plumbing, electrical, site and mechanical HVAC.

Mr. Judson Dulany, BU - CAP's Program Manager

Mr. Dulany is responsible for managing, directing and overseeing CAP's Regional Director of Operations. He has over thirty (30) years of experience in construction management. He holds licenses as a Certified Building Official, Building Plans Examiner, Inspector and Floodplain Manager. He is knowledgeable in all aspects of the construction industry and his experience includes customer centered management and supervision of municipal departments.

Address:

1910 N. Florida Mango Rd.
West Palm Beach, FL 33409

Telephone Numbers:

O: 561-508-0615 Ext: 3448
D: 561-486-0493
C: 561-261-9757

E-mail:

ddulany@capfla.com

Please find copies of all resumes and licenses on the following pages.

**CARLOS A. PENIN, PE
PRINCIPAL IN CHARGE**



WORK EXPERIENCE

Mr. Penin has forty (40) years of experience as a civil engineer comprehensive consulting engineering service. He has performed a wide variety of projects including highways, bridges, airport terminals airfields, water and sewer infrastructure; stadiums, various land development projects and environmental service. Mr. Penin experience includes managerial functions and various government appointments to industry organizations.

EDUCATION

MS in Environmental and Urban Studies
Florida International University

BS Civil Engineering
University of Florida

STATE OF FLORIDA LICENESES

Professional Engineer
PE33216

**President,
C.A.P. Government, Inc.**

1989 – Present

President and founding principal of C.A.P. Government, Inc. Mr. Penin serves in a management capacity overseeing the daily operations of the firm. His responsibilities include determining the strategic direction of the company and carrying out the strategic plan through overseeing operations, marketing and business development activities, contract oversight, and staff management. Developing functional roles and assigning responsibilities to employees who report to them.

Regional Manager, Keith & Schnars, PA

1984 – 1989

Responsible for management, scheduling, monitoring and liaison with regulatory agencies and local authorities on major land development projects.

Project Engineer, Williams, Hatfield & Stoner, Inc.

1980 – 1984

Responsible for project administration on Urban Road Developments and other assignments in South Florida.

Civil Engineer, Ferendino/Grafton/Spillis/Candela

1978 – 1980

Responsible for civil engineering design and construction inspection of government projects.

Civil Engineer, Florida Quality Contractors

1977 - 1978

Managed the preliminary stages of 72-unit condominium development and various other residential projects in South Florida.

Carlos A. Penin, PE
President

9:13:30 AM 2/15/2021

Licensee Details

Licensee Information

Name: **PENIN, CARLOS ANTONIO (Primary Name)**
Main Address: **343 ALMERIA AVENUE
CORAL GABLES Florida 33134**
County: **DADE**
License Mailing: **343 ALMERIA AVENUE
CORAL GABLES FL 33134**
County: **DADE**
LicenseLocation:

License Information

License Type: **Professional Engineer**
Rank: **Prof Engineer**
License Number: **33216**
Status: **Current,Active**
Licensure Date: **03/25/1983**
Expires: **02/28/2023**

Special Qualifications **Qualification Effective**

Alternate Names

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**JUDSON D. DULANY, BU, PX, BN
BUILDING OFFICIAL
PLANS EXAMINER & INSPECTOR**



WORK EXPERIENCE

Mr. Dulany has over thirty (30) years of experience in construction management and twenty (20) years of hands-on construction skills gained through experience as a commercial, residential, and industrial State of Florida Certified Building and Roofing Contractor. He is knowledgeable in all aspects of construction: estimating, contracts, underground utilities, site work, foundations, structural walls, sub-contractors (electrical, HVAC, plumbing) and roof systems.

EDUCATION

AA in Business
Palm Beach Community College

STATE OF FLORIDA LICENSES

Building Code Administrator
BU1990

Building Plans Examiner
PX3626

Building Inspector
BN6644

Building Contractor
CBC058100

Roofing Contractor
CCC057998

Home Inspector
HI5254

Certified Flood Plain Manager

**Building Official, Building Plans Examiner,
Inspector and Flood Plain Manager
C.A.P. Government, Inc.**

2015 – Present

Responsible for planning, directing and overseeing the operations and division of CAP's Palm Beach County operations. Responsible for the overall guidance, direction, and management of the city's Building Code Division. Interprets and enforces the building codes adopted by the City as well as other City codes. In addition, reviews building plans for compliance with construction codes and regulations; prepares written reports on code discrepancies and code violations; develops, maintains and updates records of codes and plan reviews; interprets codes ordinances and regulations and issues department codes. Determines the structural soundness of buildings and construction projects. Tasks include inspecting and assessing the structural quality of a building and ensuring compliance with zoning regulations, national building codes, and contract specifications.

Owner and Operator, Grace Construction, Inc.
1997 – 2015

Self-employed State certified building and roofing contractor. Responsibilities included customer relations, material takes offs, blueprint comprehension and bonding requirements. Day to day operations of construction and roofing companies estimates for commercial, industrial, and residential customers. design build campgrounds, marina renovations, recreational parks. Also served as project manager for general contractor fast food restaurants construction, east and west coast of Florida.

Superintendent, Tripp Construction, Inc.,
1997 - 1998

Responsibilities included:

- 500 plus single-family home construction
- Multi-family housing construction 1,2, and 3 Story
- Medical Office and emergency room construction
- Law enforcement gun range
- Educational construction classrooms and auditorium
- Industrial storage building, farm warehouses
- Parks and recreation facilities construction

Judson D. Dulany, BU, PX, BN
Building Official, Plans Examiner & Inspector

Licensee Details

Licensee Information

Name: **DULANY, JUDSON DEWITT (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Building Code Administrator**
Rank: **Building Code A**
License Number: **BU1990**
Status: **Current,Active**
Licensure Date: **02/26/2018**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**

Alternate Names

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9:51:30 AM 6/5/2020

Licensee Details

Licensee Information

Name: **DULANY, JUDSON DEWITT (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Standard Plans Examiner**
Rank: **Plans Examiner**
License Number: **PX3626**
Status: **Current,Active**
Licensure Date: **07/30/2015**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Building **07/30/2015**

Alternate Names

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9:52:52 AM 6/5/2020

Licensee Details

Licensee Information

Name: **DULANY, JUDSON DEWITT (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Standard Inspector**
Rank: **Inspector**
License Number: **BN6644**
Status: **Current,Active**
Licensure Date: **03/27/2015**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Building **03/27/2015**

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KATHLEEN CROTEAU, CBO, CFM BUILDING OFFICIAL

Ms. Croteau has over eighteen (18) years of experience working as a Building Official. She can work collaboratively within multidisciplinary groups providing strong communication skills. Kathleen coordinates with state and federal agencies and other volunteer organizations to provide direction, support, and coordination for disaster recovery efforts.

STATE OF FLORIDA LICENESSES

Building Code Administrator
BU1529

Building Plans Examiner
PX2485

Building Inspector
BN5254

State of Florida Flood Plain Manager

Fire Safety Inspector
FF 108037

WORK EXPERIENCE

Building Official

C.A.P. Government, Inc.

2021 – Present

Provides Building Official oversight including department leadership and code interpretation when needed. Reviews building plans for compliance with construction codes and regulations; prepares written reports on code discrepancies and code violations. Develops, maintains and updates records of codes and plan reviews; interprets codes, ordinances and regulations. Determines the structural soundness of buildings and construction projects. Tasks Include inspecting and assessing the structural quality of a building and ensuring compliance with zoning regulations, National and State building codes, and contract specifications.

Building Official,

Sarasota County Government

2011 – 2021

- Manage the Building Division of Planning and Development Services Department of 86 staff, enforcement of Florida Building Code, local ordinances, Flood plain Management, State Statutes. Budget preparation, contract procurement, permitting software implementation and electronic plan review.
- County EOC Recovery Section Damage Assessment Branch Leader for disaster recovery and coordination of all essential personnel and Continuation of Operations Planning
- Oversee local general and mechanical contractor licensing and advisory boards and enforcement of unlicensed contracting.
- Flood Plain Administrator responsible for enforcement of FEMA, State of Florida and local flood prone ordinances.
- Assist property owners, building contractors and design professional with the permitting process. This includes: Permitting, Plan Review, Inspections, Contractor Licensing, Unlicensed/Unpermitted Enforcement, Unfit/Unsafe Structures



Kathy Croteau, BU, PX, BN
Building Official

Site Plan Review Coordinator, City of Cape Coral

2008 – 2010

- Responsible for private land development and infrastructure developments including stormwater, transportation, planning, utilities, fire departments.

Deputy Building Official, City of Cape Coral

2006 – 2008

- Responsibilities include the administration of the building department of 162 personnel in a city of 120 sq miles. Supervise the Building Permit, Plan Review, and Inspection Division of the Community Development Department; mediate disputes between citizens, contractors, owners, and design professional, prepare annual budgets, assist in preparation of a fee study, manage record retention of all building and zoning documents, review and study complex building permits for code and ordinance compliance, issuance of Certificate of Occupancy. Supervise, train, and evaluate staff.
- Supervise FEMA disaster recovery software implementation and coordination of all essential personnel.
- Review code complaints and assign to inspectors, make code interpretations, plan in-service training and seminars, review and study the unusual inspection problems; design and implement methods for improvement of inspections and office procedures, attend Florida Building Commission meetings for code interpretation.

Plans Examiner- Building & Fire, City of Cape Coral

2004 – 2006

- Review permit applications and submitted drawings and specifications of Commercial, Industrial and Multi Story Condo construction.. Review construction details and assure code compliance for established building, fire and/or zoning codes and regulations, including FEMA. Assure applications include the required attached documents and calculate required fees. Knowledge of Florida State Statutes and Administration Codes. Demonstrates resourcefulness, problem solving skills, effective communication, and productivity.

President, Weld Shop Fabricators, Inc., Cape Coral, FL.

1989 – 2005

- Responsible for all phases of business operations.
- Operations include, but are not limited to, the hiring, management, and training of personnel, handling all levels of discipline for employees up to and including termination, administrative duties including budgeting, submitting payment requests, estimating projects, designing components, field and shop personnel scheduling, Critical Path Management, Inventory control
- Supervised shop fabrication and structural steel erection, oversee onsite installations, assurance of quality control, coordinating, and responsible for construction and installation to ensure structural integrity and adequate tolerances.
- Implemented new safety workshops and guidelines, followed each project through estimating, job acceptance, design stages, administration, fabrication, and installation, to the final completion.

Licensee Details

Licensee Information

Name: **CROTEAU, KATHLEEN MARY (Primary Name)**
 Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Building Code Administrator**
 Rank: **Building Code A**
 License Number: **BU1529**
 Status: **Current,Active**
 Licensure Date: **11/16/2006**
 Expires: **11/30/2021**

Special Qualifications **Qualification Effective**

Alternate Names

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Licensee Details

Licensee Information

Name: **CROTEAU, KATHLEEN MARY (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Standard Plans Examiner**
Rank: **Plans Examiner**
License Number: **PX2485**
Status: **Current,Active**
Licensure Date: **04/27/2005**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Building **04/27/2005**

Alternate Names

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Licensee Details

Licensee Information

Name: **CROTEAU, KATHLEEN MARY (Primary Name)**
 Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Standard Inspector**
 Rank: **Inspector**
 License Number: **BN5254**
 Status: **Current,Active**
 Licensure Date: **02/21/2006**
 Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Building **02/21/2006**

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**PHILLIP SCHULER, RA
REGISTERED ARCHITECT**

Mr. Schuler has over forty (40) years of experience as a registered architect. His experience includes projects of diverse complexity and wide-ranging budgets. He has extensive design and building knowledge and has worked with team members, owners' groups, building officials, and contractors on noteworthy architectural projects.

EDUCATION

Bachelor's in Architecture
Kansas University

STATE OF FLORIDA LICENESSES

Registered Architect
AR97611



WORK EXPERIENCE

**Building Plans Examiner & Inspector,
C.A.P. Government, Inc.**

2016 - Present

Reviews building plans for compliance with construction codes and regulations; prepares written reports on code discrepancies and code violations; develops, maintains and updates records of codes and plan reviews; interprets codes ordinances and regulations and issues department codes. Determines the structural soundness of buildings and construction projects. Tasks Include inspecting and assessing the structural quality of a building and ensuring compliance with zoning regulations, national building codes, and contract specifications.

**Architect, Novartis Institutes for Biomedical
Research**

Met requirements for LEED Gold (awaiting award). Project Architect developed complicated below grade structural foundation coordination, ancillary program fit, and executed successful cost saving early fast track bid packages with Construction Manager. Project architect for civil and site landscaping coordinated requirements with the above grade project design and adjacent urban context.

**Project Architect, King Faisal Specialist
Hospital & Research**

Developed unique path to meet LEED Gold guidelines (LEED not awarded in SA). Coordinated project architect for overall site planning and building design. Responsible for program fit of individual design packages into existing campus and meet master plan goals. design leader for site planning led local consultant MEP coordination of, construction package definition, and phasing options.

**Project Manager, Brigham & Women's
Hospital Shapiro Center**

LEED Silver awarded while following budget constraints. Project Manager and site construction representative (Stage 1) led early construction phase of utility relocation, existing structure investigation, and project scope definition.

Phillip Schuler, RA
Registered Architect



Project Manager, Boston University, Photonics Research Center

Project manager coordinated project from masterplan to owner occupation. aggressive project schedule was met while creating a unique speculative facility used to recruit research faculty. Interior Finishes Reviewer for Punch List development and final acceptance.

Licensee Details

Licensee Information

Name: **SCHULER, PHILLIP GREGORY (Primary Name)**
Main Address: **7860 ROCKFORD ROAD
BOYNTON BEACH Florida 33472**
County: **PALM BEACH**

License Mailing:

LicenseLocation:

License Information

License Type: **Architect**
Rank: **Architect**
License Number: **AR97611**
Status: **Current,Active**
Licensure Date: **06/03/2015**
Expires: **02/28/2023**

Special Qualifications **Qualification Effective**

Alternate Names

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However email addresses are public record. If you do not wish to supply a personal address, please provide the Department with an email address which can be made available to the public.



**DEBORAH NUTTER, BU, PX, BN
BUILDING OFFICIAL
PLANS EXAMINER & INSPECTOR**

Ms. Nutter has over thirty (30) years' experience in retail and construction industry. She has been involved in performing inspections and plans review for municipalities including residential and commercial projects.

STATE OF FLORIDA LICENESES

Building Official
BU1478

Electrical Plans Examiner
PX2657

Building / Electrical Inspector
BN5093

WORK EXPERIENCE

Building Official, Electrical Plans Examiner and Inspector, C.A.P. Government, Inc.

2016 – Present

Reviews plans to ensure that the plans meet building codes and requirements of the state, county, and city where the construction is taking place. Responsible for inspecting the installation of electrical systems and equipment to detect faulty wiring and ensure they comply with electrical codes and standards. Visits construction sites and residences, performs inspection, and makes recommendations for improvement. Interprets and enforces the building codes adopted by the City as well as other City codes. In addition, reviews building plans for compliance with construction codes and regulations; prepares written reports on code discrepancies and code violations; develops, maintains and updates records of codes and plan reviews; interprets codes ordinances and regulations and issues department codes.

Senior Inspector, Village of North Palm Beach

2013 - 2016

Performed inspections for the Village of North Palm Beach. If necessary, issued red tag violations notices / stop work orders to explain violations and recommended remedies. Assisted in the permit counter.

Chief Building Inspector, City of Palm Beach Gardens

2013 - 2013

Building Inspector for the City. Also performed duties of a code compliance officer, attended special magistrate hearings, and planning & zoning meetings. Performed inspection of permitted job sites for adherence to the Florida Building Code.

Permit Technician, City of Palm Beach Gardens

2002 - 2004

Received and processed permit applications for the City. Verified insurance and licensure information. Processed monthly reports for the property appraiser office and FEMA.

Deborah Nutter, BU, PX, BN
Building Official, Plans Examiner & Inspector

3:10:27 PM 6/17/2020

Licensee Details

Licensee Information

Name: **NUTTER, DEBORAH ANN (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Information

License Type: **Building Code Administrator**
Rank: **Building Code A**
License Number: **BU1478**
Status: **Current,Active**
Licensure Date: **05/02/2006**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**

Alternate Names

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3:08:58 PM 6/17/2020

Licensee Details

Licensee Information

Name: **NUTTER, DEBORAH ANN (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Information

License Type: **Standard Inspector**
Rank: **Inspector**
License Number: **BN5093**
Status: **Current,Active**
Licensure Date: **09/23/2005**
Expires: **11/30/2021**

Special Qualifications	Qualification Effective
Building	08/09/2006
Electrical Inspector	09/23/2005
1&2 Family Dw	05/05/2006
Mechanical	08/09/2006

Alternate Names

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3:10:07 PM 6/17/2020

Licensee Details

Licensee Information

Name: **NUTTER, DEBORAH ANN (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Information

License Type: **Standard Plans Examiner**
Rank: **Plans Examiner**
License Number: **PX2657**
Status: **Current,Active**
Licensure Date: **03/13/2006**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Electrical **03/13/2006**

Alternate Names

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**WILLIAM PANCAKE, BU, PX, BN
BUILDING OFFICIAL
MULTI-DISCIPLINED
PLANS EXAMINER & INSPECTOR**

Mr. Pancake has over thirty-five (35) years of experience providing services in the building industry in various positions. Mr. Pancake holds multi-discipline registrations that include building code administrator, plans examiner and inspector (electrical, building, mechanical, plumbing and fire / life safety), fire alarm & sprinklers system.

EDUCATION

NFPA 72 National Fire Alarm and Signaling Code-Certified of Educational Achievement

National Fire Protection Association Certified:

- Fire Inspector II CFI-15-1051
- Fire Plans Examiner CFPE-15-0079
- BCAI, ECLB, CEU Provider for Inspectors and Contractors-PVD 184,230
- ICC-International Code Council #5174843 CB, F3, 66,67 B3, M3, E3, P3, B2, E2, P2, B1, M1, E1, P1
- ITC-Certified Thermographic Level II
- Public Manager Program, Level 1 completed

STATE OF FLORIDA LICENESES

Building Code Administrator
BU1344

Building, Electrical, Mechanical, & Plumbing Plans Examiner
PX1711

Building, Commercial Electric 1&2 Family DW, Mechanical, Plumbing, & Residential Electric Inspector
BN2957

WORK EXPERIENCE

**Municipal Manager,
C.A.P. Government, Inc.**

2017 – Present

Responsible for planning, directing and overseeing the operations and division of CAP's Gulf Coast operations. In addition, reviews plan for compliance with construction codes and regulations; prepares written reports on code discrepancies and code violations; develops, maintains and updates records of codes and plan reviews; interprets codes ordinances and regulations and issues department codes.

Fire Code Plan Examiner, North Collier Fire Control & Rescue District

2014 – 2017

Performed plans review related to fire in architectural, building, electrical and mechanical. He would meet with engineers, architects and contractors regarding plans for life safety as it complies with NFPA code and standards. Provided alarm and low voltage plan review as well as sprinkler systems and electrical components in system.

CBO, Building & Fire, Inspector & Plans Examiner, Universal Engineering Sciences

2007 - 2014

Mr. Pancake served as the Building Official, plans examiner and inspector for the firm, in the trades of building, mechanical, electrical, plumbing and life safety. Managed and oversaw inspections and plan review building departments and educational facilities in Lee, Collier Counties. Analyzed and interpreted code and plan review issues with contractors, engineers, architects, and owners.

Chief Building Official & Code Compliance Manager, L&M Engineering, DBA, GFA International

2005 - 2007

Performed Building Official services as well as plan review and inspections of building, mechanical, electrical, plumbing and life safety. Assisted in the preparations of contract documentation and purchasing. Generated sales, clients and manage/oversee educational facilities in Lee, Collier County.

William A. Pancake III, BU, PX, BN
Municipal Manager

Chief Building official, Bureau Veritas/PEIC

2004 - 2005

Coordinated personnel to provide plans reviews and inspections. Performed inspections and plan review of electrical, building, mechanical, plumbing, and life safety construction.

Senior Building Inspector, City of Naples

1998 – 2004

Performed inspections and plan review of electrical, building, mechanical, plumbing construction and attended organization meetings. Met with builders and contractors to resolve code questions related to construction and assisted administrators in code interpretation. Supervised and evaluated the performance of personnel under my supervision. Provided training and instruction.

Electrical Contractor, Pancake Electrical Services

1991 - 1998

Managed and supervised all staff. Performed work in electrical construction as well as electrical service in the capacity of installation and repair, safety inspections, preventive maintenance and electrical design consultation. Dealt with general contractors, homeowners, real estate firms, business owners, and property managers.

Licensee Details

Licensee Information

Name: **PANCAKE, WILLIAM A III (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Information

License Type: **Standard Inspector**
Rank: **Inspector**
License Number: **BN2957**
Status: **Current,Active**
Licensure Date: **09/23/1997**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**

Building
Commercial Electric
1&2 Family Dw
Mechanical
Plumbing
Residential Electric

Alternate Names

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10:05:25 AM 6/5/2020

Licensee Details

Licensee Information

Name: **PANCAKE, WILLIAM A III (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation:

License Information

License Type: **Building Code Administrator**
Rank: **Building Code A**
License Number: **BU1344**
Status: **Current,Active**
Licensure Date: **11/06/2003**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Modular 1&2 **11/06/2003**

Alternate Names

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10:04:55 AM 6/5/2020

Licensee Details

Licensee Information

Name: **PANCAKE, WILLIAM A III (Primary Name)**
Main Address: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Mailing:

LicenseLocation: ***Private Address* *Private Address***
Private Address
Private Address
Private Address

License Information

License Type: **Standard Plans Examiner**
Rank: **Plans Examiner**
License Number: **PX1711**
Status: **Current,Active**
Licensure Date: **01/27/2000**
Expires: **11/30/2021**

Special Qualifications **Qualification Effective**
Building **09/05/2003**
Electrical
Mechanical
Plumbing

Alternate Names

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JOSEPH HENNESSEY, BN BUILDING INSPECTOR

Mr. Hennessey has over thirty- four (34) years of experience in Mechanical & Plumbing inspections. He has had the pleasure of various managerial positions such as, a Foreman, Operations Manager/ Owner, and Project Manager.

EDUCATION

OSHA Construction Health Training

National Labor Management Committee
Smart Mark Safety & Health Course

Hobart Food Equipment Training

Certified Middle by Marshall Service
Technician

Hoshizaki Ice Machine Training

Manitowac Ice Machine Training

STATE OF FLORIDA LICENESSES

Mechanical & Plumbing Inspector
BN7885

Certified Air Conditioning Contractor
CAC1816487

Certified Plumbing Contractor
CFC1427973



WORK EXPERIENCE

Mechanical & Plumbing Inspector, C.A.P. Government, Inc.

2020 – Present

Responsible for closely inspection of mechanical, and other systems for commercial and residential sites, like appliances, boilers, elevators, gas and oil lines, and HVAC systems. Evaluate and approve or disapprove of the work done in accordance with local and state regulations. Examine and test new or existing plumbing systems in buildings to make sure they are installed.

F&F Sheet metal Brentwood N.Y. Production

1984 -1986

Duct work insulation, sound proofing, tongue and groove, slip and drive.

Quiet Air Systems, Brentwood

1986 -1988

Installation of central air conditioning systems and metal duct work, startups and service.

Hobart Food Equipment, Pompano Beach Fl.

1988 – 1991

Service of food equipment mixers, such as, slicers, dishwashers, Ovens, and general restaurant equipment.

Spartan Foods

1991 – 1993

Service of refrigeration, air conditioning, and cooking equipment.

Rubloff Property Management

1993 – 1997

Provided services of commercial air conditioning systems, Chillers and Cooling tower as well as pneumatic controls.

Northlake Foods, Inc.

1997 – 1999

His services aided means of refrigeration, air conditioning systems, and food equipment in restaurant settings.

Joseph Hennessey, BN
Building Inspector

ADF Management

1999 – 2001

His services provided skills in working with commercial air conditioning, refrigeration, and food equipment in restaurant settings.

Flow Master, Inc., Loxahatchee, FL

2001 – 2016

His task as a Manager/ Owner included:

- Operations Manager/Owner
- Service and Installation of commercial refrigeration and air conditioning
- Service and installation of Plumbing piping and fixtures
- Service and installation of Liquid Propane Gas systems, Natural gas systems
- Responsible for daily operation, scheduling of service and installation, inventory and truck stock
- Implement strategic plans to increase growth of service department through education and motivation
- Interpret and design blueprints and diagrams for job planning and layouts
- Prepare all documents required for permitting
- Prepare project quotes and contracts
- Follow up with job site activity, inspections and safety control. Initiate continued education for safety and new technology in the trade
- Responsible for the installation, diagnosis and repair of air conditioning, plumbing and propane gas systems
- Utilize knowledge of electronics, water and sewer system, airflow, refrigeration theory and mechanical techniques
- Retrofit and repair of environmental comfort systems, water heater, plumbing and gas controls in field
- Resolve customer issues and complaints to ensure customer satisfaction
- Ensure that materials and equipment are ordered and dispensed for scheduled jobs
- Project management of retrofit projects to ensure client satisfaction
- Generate reports and measures of departmental operations as well as records on all inventory, tools and vehicles

Healey Plumbing

2017 – Present

- Commercial construction plumbing
- Installation of water distribution system

McGilvray Plumbing

2017– 2018

- Commercial construction plumbing
- Installation of water distribution system

Reliable Power Systems

2018– Present

Field Supervisor for installation of gas piping and electrical to stand by generators

Joseph Hennessey, BN
Building Inspector

Licensee Details

Licensee Information

Name: **HENNESSEY, JOSEPH THOMAS (Primary Name)**
 Main Address: **14231 83RD LANE NORTH
 LOXAHATCHEE Florida 33470**
 County: **PALM BEACH**
 License Mailing:
 LicenseLocation:

License Information

License Type: **Standard Inspector**
 Rank: **Inspector**
 License Number: **BN7885**
 Status: **Current,Active**
 Licensure Date: **11/20/2019**
 Expires: **11/30/2021**

Special Qualifications	Qualification Effective
Mechanical	11/20/2019
Plumbing	02/10/2020

Alternate Names

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**SELWYN R. LEE
FIRE
PLANS EXAMINER & INSPECTOR**

Mr. Lee has over forty (40) years of experience as a Fire Protection Specialist. His experience includes providing services as a Firefighter, Driver Engineer Lieutenant / Inspector. Mr. Lee has also served as a fire investigator and has been recognized by Alcohol, Tobacco, Firearms and Explosives (ATF).

EDUCATION

Associates Science Degree
Palm Beach College

Associates Science Degree
Florida Atlantic University 1980

Emergency Management Institute
National Fire Academy

STATE OF FLORIDA LICENESES

Certified Fire Protection Specialist,
Certification No.2377



WORK EXPERIENCE

**Fire Plans Examiner & Inspector,
C.A.P. Government, Inc.**

2016 – Present
Fire Plans Examiner / Inspector. Mr. Lee performs Fire Plans Reviews and Inspections for CAP's municipal clients in Palm Beach County.

City of Boynton Beach Fire Marshal

2011 – 2016
Mr. Lee was responsible for the management and oversight of fire and life safety code compliance. Mr. Lee provided coordination for community relations and fire prevention education. Supervised over plans examiner, fire protection engineers, assistant fire marshals and inspectors responsible for fire code enforcement, plans reviews, systems inspections and annual fire and life safety inspections.

Plans Examiner, City of Boynton Beach

2004 – 2011
Mr. Lee provide plan reviews for the City of Boynton Beach on new construction and renovations assuring that the plans and construction met Florida Fire Prevention Code requirements.

Certified Instructor, Palm Beach County Certificate Program (Civilian Emergency Response Team)

2000 – 2004

Firm Owner, Life Safety Consulting

2000 – 2004
Supervised all staff and instructed / trained staff the proper way of installing fire alarms, Fire Sprinkler Systems, Cooking Hoods and other Life Safety Equipment from onset to final inspections.

Fire Rescue, Delray Beach, FL

1972 – 2000
Mr. Lee held various positions while working with the Delray Beach Fire Department. His experience includes: Firefighter, Driver Engineer, Lieutenant/ Inspector, Hydrant Maintenance Program Director. As Hydrant Program Director he supervised the flow test for every Hydrant within the City of Delray Beach.

Selwyn R. Lee
Fire Plans Examiner & Inspector