



## **DODI BUCKMASTER GLAS, AICP**

PARTNER / DIRECTOR OF PLANNING

### **Education**

M.A. Environmental Growth Management Fellow/Public Administration, Florida Atlantic University  
B.A. Political Science/Urban Planning Regional Development, Business Minor, Salisbury State University  
Honor Political Science Program, Interdisciplinary Major of Communications, Legal Institutions, Economics and Government, The American University, Washington D.C.

### **Honors**

Service Above Self Rotary Club Award  
Daughters of the American Revolution Service Award  
American Lung Association Service Award  
Honor Political Science Program Scholar, The American University, Washington, D.C.  
Environmental Growth Management Fellow, Florida Atlantic University, Boca Raton, FL

### **Registrations**

American Institute of Certified Planners (AICP)  
LEED® AP BD+C

### **Affiliations**

Business Development Board (BDB)  
Urban Land Institute (ULI)  
Women's Chamber of Commerce PBC  
American Planning Association (APA)  
Palm Beach County Planning Congress  
U.S. Green Building Council (USGBC)  
Commercial Real Estate Women (CREW)

### **Work History**

#### **Director of Planning, Urban Design Studio, West Palm Beach Florida**

UDSK is a Land Planning, Landscape Architecture and Graphics firm that provides a range of planning and design services.

#### **Regional Manager/ Planning Manager, Ivey, Harris and Walls, Inc. – Established an area field office.**

IH&W was an interdisciplinary firm that offered planning, engineering, landscape architecture, environmental and construction services.

#### **Associate, The Richman Group of Florida, Inc.**

The Richman Group of Florida is the development arm of The Richman Group of Companies which specializes in the financing, syndication, development and management of affordable housing.

#### **Manager, Palm Beach County Commission on Affordable Housing – First County Manager and established the office.**

Served as county representative of housing policy; administered the PBC Housing Trust fund; and performed a wide range of administrative functions related to general office operations, personnel and maintaining the day to day activities of the Palm Beach County Commission on Affordable Housing

#### **Supervising Senior Planner, Palm Beach County Planning Division**

Directed both para-professional and professional county staff and consultant staff on long and short range projects. Comprehensive Plan and Unified Land Development Code policy drafting, maintenance, implementation and coordination; Affordable Housing policy development and implementation; and Agricultural policy development and implementation. Represented the Division, the Department and the County on various planning matters with other departments, the County Commission, and the public.

### **Professional Experience**

Ms. Glas has varied experience in directing departmental staff efforts and multi-disciplined development teams through community relations, governmental processes and construction efforts that provides a broad perspective that has benefited her clients greatly.

She has worked in both the public and private sectors, and served in a range of capacities from regional manager of an interdisciplinary firm with planners, engineers and landscape architects, to client representative, to developer, to agency reviewer, to policy developer to advocate.

She has directed planning services and represented a range of private sector clients with commercial, residential, mixed and multiple use projects. She has twenty eight years of local planning knowledge and varied career experience.

Ms. Glas's public sector experience includes working for the Palm Beach County Planning, Zoning and Building Department and opening the Palm Beach County Commission on Affordable Housing Office. She is well versed in the requirements and history of Florida's growth management legislation, having completed her Masters work in Florida as a Fellow of the Environmental Growth Management Program under the auspices of the FAU/FIU Joint Center for Environmental and Urban Affairs. She has managed and participated in various assignments including the adoption of the 1989 Palm Beach County Comprehensive Plan and the first Palm Beach County Unified Land Development Code.

On the private sector side, she has worked as a residential developer building over 600 residential units in various communities in Florida. She also pursued development opportunities in Georgia, Maryland and New York.

As a consultant, she has represented projects through DRI review processes and varied local government development approval processes. Her experience includes redevelopment & infill, mixed & multi-use commercial and residential developments ranging from large scale projects like the Sugarland Wind Farm, The Regional Center/Gardens Mall DRI, PGA National DRI, to small scale single property owner variances and a range of residential developments from luxury homes to affordable housing to senior communities.

Her experience includes:

### **Land Development**

#### **Legacy Place - Agent/Planner**

Location: Palm Beach Gardens, Florida

Client: Sembler Corporation

Scope: This is a large mixed use development with 399,000sf. retail, 69,000sf. Office and 384 luxury rental uses in Palm Beach Gardens, Florida

#### **Mecca/Vavrus Residential - Project Manager**

Location: Palm Beach County, Florida

Client: Palm Beach County

Scope: Site Planning & Landscape Architecture

A large scale master plan for a 6,682 acre, 668 unit residential equestrian community with challenging environmental uses.

#### **Northlake Square West- Agent/Planner/Project Manager**

Location: Palm Beach Gardens and Lake Park, Florida

Client: Retail Property Group

Scope: Multijurisdictional project with 65,389sf. commercial shopping center developed jointly through Palm Beach Gardens and Lake Park, Florida

#### **Delray Place – Representation, Planning and Design**

Location: Delray Beach, Florida

Client: Retail Property Group

Scope: 126,000 s.f. lifestyle center - infill/redevelopment of an existing office/retail area along U.S. Highway One, a major urban corridor.

#### **Delray Market Place- Planner**

Location: Delray Beach, Florida

Client: Ascot Development

375,000 s.f. nonresidential and 88 residential units in western Delray Beach, one of only two Traditional Market Places being developed in Palm Beach County.

#### **San Matera & Harbor Oaks, Palm Beach Gardens, Florida -Agent/Planner /Project Manager**

Client: Kolter Corporation

Located within the Regional Center DRI, include 317 new urbanism townhome community Harbor Oaks and 678 luxury rental apartments community San Matera. Work included design, government approval and representation.

#### **La Posada/Mallorca- Agent/ Planner/Project Manager,**

**Location:** Palm Beach Gardens, Florida

**Client: Westport Holdings/Kisco Development**

Site plan approval, 300 units, high-end continuing care retirement community with Assisted Living, Memory Care, Skilled Nursing and Independent Living.

#### **Quillen - Agent/Planner/Project Manager**

Location: Indiantown, Florida

Client: Ascot Development

This 586acre DRI, located with in a CRA is also a PUD with 2250 Residential Units and 150,000 SF Commercial Use. It also included provision for workforce housing and involved discussions for school facilities and possible inclusion of an inland port facility.

#### **Fountains East MUPD –Agent/Planner**

Location: Palm Beach County, Florida

Client: Kerekes Land Trust No. 9

Scope: Site Planning & Landscape Architecture

160,000 SF Commercial Shopping Center including professional offices, restaurants, day care center and convenience store with gas sales.

#### **The Shoppes at Southern Palm –Agent/Planner/Project Manager**

Location: Palm Beach County, Florida

Client: Pannatoni Construction, LLC

Scope: Site Planning & Landscape Architecture

This is a 222,985 SF Commercial Shopping Center including financial institutions.

#### **PGA Plaza – Agent/Planner/Project Manager**

Location: Palm Beach Gardens, Florida

Client: Menin Development

Scope: Total redevelopment of an existing and operating 116,000 s.f. shopping center.

**Casa Del Mar on the Intracoastal**–*Planner / Project Manager*

Location: City of Boynton Beach, Florida

Client: K-Hovnanian Homes

Scope: Site Planning & Landscape Architecture

A gated 4.80 acre Infill Planned Unit Development consisting of 3 Single Family waterfront lots, 5 four story waterfront Townhomes, and 64 three story Townhomes. The development features a waterfront recreation area with a pool and outdoor kitchen, as well as 12 private and 2 public boat slips on the Intracoastal Waterway.

**Reynolds Ranch** – *Planner / Project Manager*

Location: Palm Beach County, Florida

Client: K. Hovnanian Homes

Scope of Work: Regulatory Approvals, Site Planning & Landscape Architecture

A new 150 acre community with 30 single family homes and a plethora of open spaces, lakes, and access to Jupiter Farms horse trails which will both complement the surrounding area and provide a refuge for its residents.

**PGA Waterfront** – *Planner / Project Manager*

Location: Palm Beach County, Florida

Client: PGA Partners 100 LLC

Scope of Work: Entitlements

2GHO is responsible for the Master Plan, Landscape Plan and processing the approvals through Palm Beach County to allow for a rezoning to the Planned Unit Development district to allow for an 88-luxury condominium building

**Large and Small Group Facilitation**

Town of Palm Beach Shores Visioning and Parking Task Force

Palm Beach County Interdepartmental Comprehensive Plan Coordination Committee

Palm Beach County Commission on Affordable Housing and its four committees (Coordination, Housing Trust Fund, Regulatory, and Needs Assessment and Tracking)

Agricultural Reserve Citizen Committee

Voluntary Density Bonus Program Task Force

Various public sector redevelopment efforts including development of Comprehensive Plan amendments for private developers and public interest, including the Town of Lantana and Westgate/Belvedere Homes Community Redevelopment Agency.

**Lantana Mixed Industrial Code** – *Agent/Planner/Project Manager*

Location: Lantana, Florida

Client: Town of Lantana

Scope: Evaluation of the development potential of the A. G. Holley site should the State sell the site and the development of specific regulations to fulfill Town Objectives. Services included data review, City interviews, research and analysis, workshop and meeting presentations. Policy development, comprehensive plan and code amendments were developed and presented to both Planning and Zoning and the Town Council.

**Palm Beach Gardens TOD** *in conjunction with TCRPC*

Provided staff assistance in public participation efforts, data gathering and design for mobility planning of the city in conjunction with the TOD design efforts for future Tri-Rail expansion.

**Comprehensive Planning**

Palm Beach County Long Range Planner

Comprehensive Plan Writing, Adoption including the adoption of the first PBC Comp Plan, Amending & Various Policy/Program Implementation Efforts including Agricultural Reserve Study; PBC Voluntary Density Bonus Program, PBC TDR Program.

Public Participation and Outreach

EAR Review and Amendments, Small and Large Scale Land Use Plan Amendments for both public sector and private sector clients, DRI review and Notice of Proposed Change Applications, Essentially Built-Out Agreement Processing, Administrative Hearing Processes

**Westgate Belvedere Homes Community Redevelopment Agency**

Provided Comp Plan review, coordination and update amendments to address immediate concerns. Also facilitated efforts to review current Redevelopment Plan and assist in interdepartmental coordination and public input. Work also involved research, document drafting, graphics and representation.

**Zoning/Current Planning**

Development of the first Palm Beach County Unified Land Development Code and subsequent code amendments including most recently for Renewable Energy – Wind. Assorted Zoning Map and text amendments for various jurisdictions both large and small; multiple Charrettes and projects to develop and implement new overly or code provisions for new development and redevelopment.

**Indian Trail Improvement District** – *Planner/Reviewer*

Worked as an extension of the ITID District Staff to review and address impacts of future development proposals that impact their service area

## **Schools**

### **Turtle River Montessori School – *Project Manager***

Location: Jupiter, Florida

Client: Turtle River Montessori School

Scope: Site planning and landscape architecture for this LEED Silver Certified Project. The school comprises of 22,000 square feet for 250 students.

### **St. Mark's Episcopal Church and School – *Agent/Planner / Project Manager***

Location: Palm Beach Gardens, Florida

Client: St. Mark's Episcopal Church and School

Scope: Site Planning, redevelopment and landscape architecture. Along with a new LEED gymnasium, the school received approval for redevelopment of the facility to not only improve the facility but to make it “greener” and healthier for both the students, teachers and parishioners.

## **Expert Testimony**

**Lake Worth Commercial** – Administrative Hearing Represented Panattoni Development on Comprehensive Plan Future Land Use Plan Amendment appeal by interveners. Outcome: Judge ruled for client 2009.

**Shamrock-Shamrock Co. v Overlook PUD**-Stop development from impacting adjacent property City of Daytona Beach, Florida, Administrative Hearing, Circuit Court-Represented: Shamrock-Shamrock Co. Services included complete detailed analysis of City of Daytona comprehensive plan, zoning code and other land development regulations.

Outcome: City of Daytona Denied objection in Planning process, Administrative appeal in process (2013), civil suit in process (2013) Agreement to allow client to refile.

**Atlantic Beach Cares** – Representation of residential community in an effort to minimize the impact of the redevelopment of an adjacent commercial center.

(2016) Concessions were made by developer but on-going suit continues with another center business.