

## Hagan, Mary

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**From:** Pat Metzger [patjmetzger@gmail.com]  
**Sent:** Monday, November 15, 2010 11:16 AM  
**To:** Hagan, Mary  
**Subject:** Resume for consideration by Lakewood City Council for vacancy appointment.  
**Attachments:** 11152010\_PJM\_Resume rtf

Dear Council Clerk Hagen:

Please accept my resume for Lakewood City Council their consideration.

While I understand that qualifications had been accepted through last week for open seats on council, I'm hoping that it's not too late to submit today.

So I'd like to respectfully request that you consider adding my resume to the mix.

I'd be honored an excited to be considered for an open set on the City Council. My experience with many volunteer civic activities and my career work in public service have been pretty enriching; but, I think that I would be able to contributed more to the community through the responsibilities of the Council forum. Its at this level that I might be more help guiding the future of the City. I feel as though there is a good opportunity to help the City and apply my skill set in a way that might be useful during these difficult and challenging times.

Please let me know if you think you be able to include me in the process. Also let m know if the resume attachment somehow doesn't open correctly.

Regards,

Pat Metzger

**PATRICK J. METZGER**  
**18110 Clifton Road, Lakewood, Ohio 44107**  
**(216) 374-6032 / (216) 228-7310; patjmetzger@gmail.com**

My experience in community and economic development, project planning, design and implementation; and, an educational background in public administration & organizational structure, together with work in leadership, and urban policy helps me to weigh and understand the crucial community-wide issues that impact the condition of our City as they stand today.

## **QUALIFICATIONS**

Professional knowledge of planning policies and procedures with regard to community development neighborhood economic development, non-profit programs and governmental process. I have very solid experience with:

- Development of funding proposals, resources and administration of those dollars in conjunction with federal, state local and private entities.
- Successfully communicating details of programs, obtaining public opinions and input, working closely with public officials, and individual citizens to explain requirements necessary for actual implementation of objectives.
- Defining development needs and facilitating the implementation of strategies and programs related to achieving goals of urban finance while acknowledging the political nature of the development process within municipal policy and guidelines.
- Researching and analyzing data and concepts to structure proposals, support a hypothesis and prepare presentations that marshal various resources for development initiatives including demographics, financial pro-forma, governmental and public interface, land use and real estate evaluation.
- Selecting, organizing and supervising staff, sub contractors to achieve program and development objectives. Work in a team environment utilizing all resources including consultants, professionals and other inputs.

## **CAREER HISTORY**

### **LORAIN COUNTY, OHIO**

#### **LORAIN COUNTY COMMUNITY DEVELOPMENT DEPARTMENT**

*Economic Development Coordinator*

**May 2010**

In this position, I have general oversight of several staff members who assist the Lorain County Board of Commissioners and its Administrator to direct the operation of Lorain County Community and Economic Development Activities.

This department is responsible for the administration of federal awards provided through the State of Ohio (OHCP) including: CDBG formula dollars, CHIP (CDBG & HOME) which are typically applied to infrastructure, private owner housing rehabilitation and support of national objectives.

General oversight includes direct responsibility for programming and utilization of Ohio Neighborhood Stabilization Program (NSP). This activity helps to bring over \$2.2 million into the community under the Housing and Economic Recovery Act (HERA). Responsibilities have expanded to include administration of recently awarded U.S. Department of HUD NSP 3 – bringing an additional \$1.5 million for similar application. As a grantee, Lorain County allocates dollars in relation to joint county-wide agreements and a cross-county partnership.

Additionally operational oversight of several Economic Development programs benefit the County and directly support business investment, promote employment, job creation and retention as well as growth in key economic sectors.

Program oversight includes Economic Development Revolving Loan Fund (LCRLF), CDBG-ED loans, and coordination of tax-incentive based resources such as Enterprise Zone, CRA and jobs creation tax credits and jobs training and SBDC. The LCCDD coordinates the Comprehensive Economic Development Strategy (CEDS) and various Tax Incentive Review Committee (TIRC) activities that review and approve many incentive actions. Lorain County Economic and Industrial Development Corporation (LCEIDC) is the designated entity to review and approve ED funding, to advise on activities to advance, encourage and promote the industrial, economic, commercial and civic development of the County.

The Lorain County Port Authority similarly promotes economic development but can mobilize more directly and assist private industry initiatives. Latest activity includes oversight of \$75,000,000 Recovery Zone Facility Bond (RZFB) allocation to US Steel, issued by the Port Authority. Helped to triple County reallocation of ARRA dollars the offshoot of this work represents 90 permanent job, 115 construction/engineering \$93 million plant upgrade.

## **MEMBER CITY OF LAKEWOOD CITIZEN ADVISORY COMMITTEE**

*Chairman (2 terms), sitting 4 terms, two appointments*

**2006 - present**

- Analysis of applicants, recommendation to aid Administration and Council on distribution of \$2.2 million CDBG, ESG and HOME Federal entitlement allocation and application of NSP/ARRA funds – volunteer activity.

## **SOUTH LORAIN COMMUNITY DEVELOPMENT CORPORATION**

*Executive Director*

**2003 - 2010**

- Fundraising & grant writing over \$700,000.00 in support of organizational operations; \$450,000.00 Development fund equity partnership management & oversight of \$165,000 yearly operations budget and nearly \$750,000.00 housing project budget. Our area requires function within historic, CRA and income eligible designations.
- Thorough knowledge of Neighborhood Stabilization/American Recovery and Reinvestment Act guidelines and regulations through proposed City of Lorain/Non-Profit Partnership for foreclosed and abandoned housing redevelopment model; and, National Stabilization Trust Activities in partnership with Chase Bank.
- Conduct housing and redevelopment activity within the historic survey area at the core of the SLCDC service area.
- Planning and development of new-infill homes combining agency, private and HOME funds to double organizational productivity involving staff and contractor supervision, direction for housing, federal compliance bidding, contractor management.
- Planning and predevelopment for 17 acre 180,000 sq.ft. blighted shopping center into 42 homes and 40-60,000 sq.ft. rehabilitated commercial space utilizing urban renewal/ revitalization tools, tax increment finance and community input.
- Planning and predevelopment of 9 acre site as preparation for 8-10,000 sq.ft. new retail positioning SLCDC as franchisee owner meeting economic development and job creation mission additional proposed adjacent senior housing activity.
- Developed, managed and accomplished merger of the South Lorain Merchants Association into the South Lorain CDC subsidiary program arm to expand overall program and asset base of the organization and more closely serve local commercial entities with possible access to small business development funding, and increased security through a business safety watch program.
- Begin implementation of key elements of the Pearl Avenue Corridor Master Development Plan through partnership with the City of Lorain, and other service provision agencies through acquisition, demolition and redevelopment of key structures. This has implications for partnership development as well as the definition of a potential business revitalization district.

**CITY OF NIAGARA FALLS, NY COMMUNITY DEVELOPMENT  
DEPARTMENT**

*Citywide Brownfield Project Manager/Environmental Planner/GIS Coordinator* **2003**

- NEPA and Environmental Quality Review regulations as applied to municipal Community and Economic Development activities, planning, as well as Brownfield economic development initiative quarterly reporting, performance and compliance, application of guidelines to EPA Pilot Program; New York State Environmental Bond Act funds application, reporting and oversight.

**CLEVELAND STATE UNIVERSITY**

*Doctoral Candidate: Ph.D. Urban Affairs / Public Administration*

**1997-2002**

- Doctoral research focused on challenges posed for relationships between politics and administration in federal agencies via The Information Technology Management Reform Act of 1996.
- Organizational behavior and management, leadership, quantitative and qualitative research methods.

**CITY OF LORAIN, OHIO - COMMUNITY DEVELOPMENT DEPARTMENT**

*Planner*

**2000-2001**

- Implementation of HUD: CDBG / HOME, EDA, SHPO/Sec. 106, Housing Tax Credit, Urban Renewal Plan /Blight Study procedures, TIF development procedures for municipal community development.

**GREATER CLEVELAND REGIONAL TRANSIT AUTHORITY**

*Administrative Researcher*

**1999-2000**

- Euclid Corridor Light Rapid Transit Improvement Project
- Conducted substantial research and analysis to assist Euclid Corridor Improvement public transportation project, as well as several other related economic and industrial development programs.

**CLEVELAND STATE UNIVERSITY**

*Graduate Researcher*

**1997-2001**

- Graduate Research at the Center for Economic Development CSU College of Urban Affairs including statewide business incentive and retention study,
- Green sustainable industry research Global and National program related to NEO Industrial activity.

**CAREER HISTORY** *(continued)*

**CITY OF NIAGARA FALLS, N.Y. DEPT. OF COMMUNITY DEVELOPMENT**  
*Planning Division, Planning Assistant* **1997**

- Review and update of planning studies for park and public access concepts for development of municipal land resources.

**AMHERST, NEW YORK INDUSTRIAL DEVELOPMENT AGENCY**  
*Contract/Masters Project* **1996 - 1997**

- Project to overhaul web site design to highlight 3-d walkthrough of subject properties.

**SUNY AT BUFFALO CENTER FOR URBAN STUDIES**  
*Graduate Research Assistant* **1993 - 1997**

- Study of policy factors driving neighborhood microeconomic climate, race, income, urban finance and redevelopment;
- Broad connection of demographic information base in the WNY region (now part of the Regional Institute SUNY at Buffalo @ <http://rkn.buffalo.edu/>).

**NEW YORK STATE ASSEMBLY OFFICE, Honorable William Hoyt**  
*N.Y. State Legislative Internship, Buffalo, NY* **1993- 1994**

**THOMAS M. COOLEY LAW SCHOOL, Lansing MI**  
*Attended four semesters* **1992 -1993**

**HILLCREST HEIGHTS TOWNHOUSE DEVELOPMENT CORPORATION**  
*West Seneca, N.Y.* **1990 - 1992**

- Manage Contractors and new construction finishing process for 100 unit town-house project.

**NEW YORK STATE ASSEMBLY OFFICE, Honorable William Sears**  
*N.Y. State Legislative Internship, Albany, NY* **1989 - 1990**

## EDUCATION

**ABD Doctoral: Ph.D.** (all but dissertation) *Urban Affairs / Public Administration*,  
Cleveland State University: Maxine Goodman Levin College of Urban Affairs.

**Master of Science degree** (1997) *Urban Policy*  
State University of New York (SUNY) at Buffalo, School of Architecture and Planning:  
Center for Applied Public Affairs Studies.

**Bachelor of Arts degrees** (1992) *Political Science* and (1996) *English* from  
State University of New York (SUNY) at Buffalo.

## ACCOMPLISHMENTS AND TRAINING

- Leader, Boy Scouts of America, Lakewood Pack 115, Bears
- Trustee, Lakewood Soccer Association
- Member Lakewood Democratic Club
- Chairman of City of Lakewood Citizen Advisory Committee for analysis and recommendation on distribution of \$2.2 million CDBG, ESG and HOME Federal entitlement allocation and Application of NSP/ARRA funds -2006-present.
- St. James Parish Council, 2004-2007

Chairman, board of directors with subsidiary oversight of Southern Heights, LP: a 63 unit, \$6million tax credit multi-family housing partnership and reinvestment in SLCDC service area.

Vice President, South Lorain Merchants Association.

Commercial Real Estate Development for Non-Profit Developers II Workshop

Meeting Federal and State Requirements for Elimination of Lead Hazard II Workshop

HOME Compliance Workshop

Neighborworks Training Institute Nat'l Foreclosure Mitigation Homeowner Counseling Certificate