

VITA QUINN, MBA

Education

MBA - Finance, Nova Southeastern University, Florida, 2010

Certificate – Real Estate Development, Nova Southeastern University, Florida, 2008

BS - International Economics, Florida Atlantic University, Florida, 2002



Vita Quinn

Professional Affiliations

Solid Waste Association of North America – Member

American Public Works Association – Member

National Association for Business Economics - Member

Professional Experience

Ms. Quinn has 12 years of experience as a financial analyst and management consultant. She has extensive experience working for local government and has developed financial sustainability solutions for various general governments, special revenue funds, and utility enterprise funds. Her utility experience includes cost apportionment and rate design for solid waste, recycling, stormwater, water, and sewer. She is also skilled in non-ad valorem assessment development and other taxing/fee programs. Other areas of expertise include fiscal impact analysis and bond feasibility analysis. She has superior financial, business, and analytical skills and provides clients with exemplary consulting, project facilitation, and financial analysis based upon application of sound financial and economic concepts. Her capability with financial modeling, data analysis, and public engagement is enhanced by her strong skills in Microsoft Excel/VBA and PowerPoint and research methodology and techniques.

City of Fort Lauderdale, FL, Solid Waste Cost Allocation & Rate Design, Update of General Government & Utility Integrated Analysis – Performed solid waste rate study consisting of a revenue sufficiency analysis, extensive cost allocation to various Sanitation Fund functions, and rate design. Led project team for integrated sustainability analysis update for the General Fund and seven separate major funds (Water & Sewer, Regional Wastewater, Stormwater, Sanitation, Airport, Parking, and Building funds). Worked with Staff to develop financial management plans and presented the results of the studies to City management and the City’s Budget Advisory Board.

City of Tempe, AZ, Solid Waste Cost Allocation & Rate Design – Completed a comprehensive rate study including revenue sufficiency analysis, detailed cost allocation to service type and customer class, and rate design. Rate study included working with staff to allocate costs to collection and disposal, then to residential, multi-family, and commercial cans, dumpsters, and roll-off containers and developing rates for each. Consulted with management regarding potential implementation of zone surcharges and rates for varying residential waste container sizes.

City of St. Cloud, FL, General Government & Utility Integrated Analysis, Bulk Water Rates, Impact Fees – Completed and updated City’s annual integrated sustainability analysis for several years. Analysis included developing long-term financial management plans for the City’s General Fund, Water & Sewer, Stormwater, and Sanitation Funds. Also calculated bulk water rates and assisted in updating the City’s water and sewer impact fees.

Okaloosa County, FL, Revenue Sufficiency Analysis, Revenue Bond Feasibility Analysis, Utility Privatization Study – Worked with the County for several years, updating the water and wastewater financial forecast and financial management plan. Completed a Bond Feasibility Study for a \$67 million refunding revenue bond, working closely with County staff and engineers to prepare a bond feasibility report. Developed a plan of capital funding for acquisition and maintenance of an additional system located on a nearby Air Force base that the County bid to acquire from the Department of Defense.

Nassau County, FL, Comprehensive Water & Sewer Rate Study, Miscellaneous Fee/Charge Development - Comprehensive cost of service and rate study for the County's water and wastewater utility. The study included the development of a multi-year financial forecast and financial management plan. Performed a detailed asset analysis and cost allocation to properly distribute costs/revenue requirements to functional cost components for fire protection. Reviewed the existing rate structures and developed a rate design model to evaluate alternative rate structure scenarios. Additionally, the study involved an update of the County's water and wastewater impact fees and other miscellaneous service charges.

Miami Shores Village, FL, Water & Sewer Assessment Development - Developed a water and sewer capital assessment and annual sewer system maintenance assessment for the Village's commercial district. Led interactive work sessions with Village staff, presented the assessment plan at a meeting with stakeholders, and discussed the plan with Council members at public meetings.

Sarasota, FL, Parking Garage Assessment Development - Developed a parking garage capital assessment for properties in the City's St. Armand's Circle area. The various parcels were assessed according to distance from the garage and trip generation rates. Led interactive work sessions with City staff and management, and presented the plan to Commission members at public meetings.

The Villages Community Development District, The Villages, FL, Non-Ad Valorem Assessment Allocation - Performed special assessment allocation studies for several of the Villages' Community Development Districts in support of refinancing of capital improvement bonds. The scope of those projects included developing new assessment schedules for the refinancing with consideration of prepayments and reduced interest rates associated with the refinancing and presentation of results to CDD Board members at public meetings.

City of Cocoa, FL, Integrated Analysis, Regional Water Rate Development - Completed an integrated financial sustainability analysis for the City. This analysis included the General Fund, Water & Sewer Fund, and Fire Assessment. The analysis identified an integrated solution to the City's desire to fund identified catalytic capital projects in the near term. Additionally, she worked with the City and other members of a regional water consortium in mediations to develop acceptable rate methodologies for several project phases that will ultimately provide surface water and/or a blend of ground and surface water to each entity.