



**American Institute  
of Certified Planners**

*Making Great Communities Happen*

November 15, 2017

Debbie Love, AICP  
2323 W. State Road 84  
Fort Lauderdale, FL 33312

**RE:** *Settlement Agreement re: Charge of Ethical Misconduct (#17-108)*

Dear Ms Love,

The AICP Ethics Committee, on October 4, 2017, approved the following negotiated settlement agreement in regards to the charge of ethical misconduct that was filed against you by Errol Kalayci, President/CEO of Keith & Schnars, P.A. (K&S), on June 26, 2017.

**A One-Year Suspension of your AICP Certification** will become effective on the date of your signature (below). This is the result of a settlement agreement between myself (as the Ethics Officer) and you (as the Respondent), in accordance with Section D4 of the *AICP Code of Ethics and Professional Conduct*.

In approving this one-year suspension of your AICP certification, the Ethics Committee referenced the following, regarding two specific Rules of Conduct in the *AICP Ethics Code*:

**Finding One: Violations of Rule of Conduct #4**

While a fulltime employee of K&S (as Director of Planning, Public Relations, and Outreach):

1. You were registered with the State of Florida as the General Partner of another consulting firm, Ssynaesthesia, LLC, of Stuart, Fla.
2. You were part of a consulting team, as General Partner of Community Planning Solutions, that submitted a proposal to the DeSoto County (Fla.) Board for Housing Element Planning Services.

You did not make full written disclosure to K&S of this other employment—and, consequently, did not receive written permission from K&S—despite the fact that K&S has a written policy prohibiting outside employment.

**Finding Two: Violations of Rule of Conduct #6**

While a fulltime employee of K&S (as Director of Planning, Public Relations, and Outreach):

**Chicago Office**  
205 N. Michigan Avenue  
Suite 1200  
Chicago, IL 60601-5927  
p: 312.431.9100

**Washington D.C. Office**  
1030 15th Street, NW  
Suite 750 West  
Washington, DC 20005-1503  
p: 202.972.0611

**AICP President**  
Glenn E. Larson, AICP

**Chief Executive Officer**  
James M. Duran, AICP



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1. You approved a sub-consultant arrangement with Synaesthesia, LLC , of Stuart, Fla., (of which were a General Partner) to provide professional services to K&S on the NW 7<sup>th</sup> Avenue Chinatown Cultural Arts and Innovation District plan, without the knowledge and written approval of K&S.
2. You approved a sub-consultant arrangement with Heather Chase, of Magnolia, Texas, (where your daughter, Heather Chase, is the principal) to provide professional services to K&S on the NW 7<sup>th</sup> Avenue Chinatown Project, again without the written approval of K&S.

Due to the severity of these violations of the *AICP Ethics Code*, the agreed-upon discipline will be the suspension of your AICP certification for a period of one year, commencing with the date you sign this settlement agreement.

During the period of this one-year suspension, you may not use the AICP credential. Furthermore, you must remove the AICP credential from any business cards, letterhead, resumes, or social media sites that reference your name.

Any violation of this agreement may result in further disciplinary action by the Ethics Committee and possible legal action by the American Planning Association.

Sincerely,

James E. Peters, FAICP  
Ethics Officer

Agreed to on 12/9/17 by:

Debbie Love  
Respondent