

**OMB Contract Review**

<b>Contract Name</b>	First Amendment to the agreement with CBRE, Inc. for Development Advisory Services - downtown Clearwater and new headquarters facility.				
<b>GRANICUS</b>	24-0271D	<b>Contract #</b>	24-00026-PB	<b>Date:</b>	4.9.2024

**Mark all Applicable Boxes:**

Type of Contract									
<b>CIP</b>	<b>X</b>	<b>Grant</b>		<b>Other</b>		<b>Revenue</b>		<b>Project</b>	004176A

**Contract information:**

<b>New Contract (Y/N)</b>	N	<b>Original Contract Amount</b>	\$1,569,000.00
<b>Fund(s)</b>	3001	<b>Amount of Change</b>	\$997,000.00
<b>Cost Center(s)</b>	411100	<b>Contract Amount</b>	\$2,566,000.00
<b>Program(s)</b>	3006	<b>Amount Available</b>	\$48,432,460.00
<b>Account(s)</b>	5600001	<b>Included in Applicable Budget? (Y/N)</b>	Y
<b>Fiscal Year(s)</b>	FY24-FY29		

**Description & Comments**

*(What is it, any issues found, is there a financial impact to current/next FY, does this contract vary from previous FY, etc.)*

This is for the approval and execution by the County Administrator of the First Amendment with CBRE, Inc. for Development Advisory Services - downtown Clearwater and new headquarters facility.

- This Agreement provides real estate advisory and transaction services in support of the disposition and redevelopment of County-owned parcels in downtown Clearwater, and the development of a new headquarters campus.
- Contract services are divided into two sections: first, to support the County's efforts to develop a new headquarters facility/campus at a future location to be selected by the County; second, to help fund future development by monetizing current owned properties.
- This contract was originally awarded by the County Administrator on February 5, 2024 (Granicus Item 23-0979D) in the amount of \$1,569,000.00, effective for a five-year term.
- This first Amendment is for an increase of \$997,000.00 to the agreement providing for an organizational, business process, technology, and benchmark comparison of all County departments.
- This amendment increases the original agreement amount of \$1,569,000.00 by \$997,000.00 for a total, not-to-exceed expenditure of \$2,566,000.00 through February 4, 2029.
- This Agreement is based off the State of Florida, Department of Management Services for Tenant Broker & Real Estate Consulting Services; Contract # 12/13-007A.
- A \$27,500.00 monthly fee for consultant services for marketing, development and sitribution, and bid analysis will commence April 1, 2024 and conclude March 31, 2024. An invoice will be issued on the first of each month over a 12 month duration.
- The County Administrator has authority in any amount to award contracts competitively procured by the State of Florida, per Code Section 2-185.
- Unless otherwise modified, the original conditions and provisions of the original Agreement remain in effect.

Funding is budgeted under the Pinellas County Centralized Campus Project 004176A included in the Capital Improvement Plan, funded by the General Fund at \$48,432,460.00.

**Analyst:**  
Gabriella Gonzalez

**Ok to Sign:**