



# Pinellas County

## Staff Report

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File #: 21-1491D, Version: 1

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### **Subject:**

Community Development Block Grant Program Subaward Specific Performance Agreement with Starting Right, Now, Inc. and Restriction of Use Agreement with Starting Right, Now, Inc. and the School Board of Pinellas County, Florida for facility improvements.

### **Recommended Action:**

Approval and execution by the County Administrator of the Community Development Block Grant (CDBG) Program Subaward Specific Performance Agreement (Agreement) with Starting Right, Now, Inc. and Restriction of Use Agreement (Restriction Agreement) with Starting Right, Inc. and the School Board of Pinellas County, Florida (School Board) for facility improvements.

- The Agreement provides CDBG funding, not to exceed \$247,896.00, to Starting Right, Now for costs associated with the preparation for and installation of solar panels on four (4) buildings at Starting Right, Now's transitional housing facility, serving approximately 40 homeless unaccompanied youth.
- The Agreement is effective for one (1) year, from October 1, 2021 to September 30, 2022.
- The Restriction Agreement restricts the use of the property located at 4600 Haines Road, St. Petersburg, for the term of the lease agreement between Starting Right, Now and the School Board, or a maximum of 15 years.
- The Restriction Agreement restricts the use of the property as a transitional housing and training facility for unaccompanied youth through October 1, 2037.
- The County received \$2,551,626.00 in CDBG funds to improve neighborhoods, provide decent housing, and create new economic opportunities, with a special focus on serving low- and moderate-income persons.

### **Strategic Plan:**

Ensure Public Health, Safety, and Welfare

2.1 Provide planning, coordination, prevention, and protective services to ensure a safe and secure community

Foster Continual Economic Growth and Vitality

4.2 Invest in communities that need the most

Deliver First Class Services to the Public and Our Customers

5.1 Maximize partner relationships and public outreach

### **Summary:**

One of the projects to be carried out under the County's Annual Action Plan for Fiscal Year 2021/2022 (FY22) is the funding of Starting Right, Now for facility improvements. This Agreement will provide funding for the preparation for and installation of solar panels on four (4) buildings at Starting Right, Now's transitional housing facility located at 4600 Haines Road North, St. Petersburg, Florida 33714. The Restriction Agreement restricts the use of the property as a transitional housing and training facility for unaccompanied youth for the term of the lease agreement between Starting Right, Now and the School Board, or a maximum of 15 years.

The Agreement is effective for one (1) year, from October 1, 2021 to September 30, 2022. The Restriction Agreement restricts the use of the property to serving homeless unaccompanied youth until October 1, 2037.

**Background/Explanation:**

In accordance with the adopted Consolidated Plan and Annual Action Plan, it is necessary to enter into a Specific Performance and Land Use Restriction Agreement with qualified agencies to allow for certain activities stated in the Annual Action Plan to be contractually delegated and specify the obligation of the agencies receiving funds in meeting Federal, State and County requirements.

The County received \$2,551,626.00 in CDBG funding for FY22. Funding is to be used to improve neighborhoods, provide decent housing, and create new economic opportunities, with a special focus on serving low- and moderate-income persons.

The CDBG Notice of Funding Availability (NOFA) and application cycle was advertised in the Tampa Bay Times, The Weekly Challenger, La Gaceta and Tre Magazine, posted on the Community Development website, and emailed to nonprofit agencies and local municipalities.

The competitive application process began on February 4, 2021, with applications being due March 5, 2021. Applications were reviewed for funding eligibility and scored by Community Development Division staff. Funding recommendations are based on staff ranking of eligible activities and eligible expenses.

**Fiscal Impact:**

The total amount of funding for this agreement is not to exceed \$247,896.00 during the term of the Agreement. Funding for this Agreement is consistent with the FY22 Adopted Budget for CDBG funds.

**Delegated Authority:**

Authority for the County Administrator to sign this Agreement is granted under Code Section 2-62 (a) (1).

**Staff Member Responsible:**

Carol Stricklin, Director, Housing and Community Development

**Partners:**

Starting Right, Now, Inc.  
School Board of Pinellas County, Florida  
U.S. Department of Housing and Urban Development

**Attachments:**

Community Development Block Grant Subaward Specific Performance Agreement  
Restriction of Use Agreement  
Project Location Map  
2021-2022 Funding Recommendations  
Resolution No. 21-47  
School Board Lease