



Pinellas County

Staff Report

File #: 21-1456D, Version: 1

Subject:

Third Amendment to the Community Development Block Grant Program Subaward Specific Performance and Land Use Restriction Agreement CD20SHNFC with the Safety Harbor Neighborhood Family Center, Inc., d/b/a Mattie Williams Neighborhood Family Center, for Community Development Block Grant funded facility improvements.

Recommended Action:

Approval and execution by the County Administrator of the Third Amendment to the Community Development Block Grant Program Subaward Specific Performance and Land Use Restriction Agreement (Third Amendment) with the Safety Harbor Neighborhood Family Center, Inc. d/b/a Mattie Williams Neighborhood Family Center (Mattie Williams NFC), for Community Development Block Grant (CDBG) funded facility improvements.

- This Third Amendment provides an additional \$18,347.75, for a total CDBG investment of \$102,652.75, for the purchase and installation of solar panels for the second building of the facility.
- Total project costs based on competitive bids exceeds original cost estimates for the project.
- The Third Amendment extends the term of Agreement CD20SHNFC (Agreement) three (3) months to March 31, 2022, to provide additional time for project completion.
- The Third Amendment extends the term of the Restricted Period sixteen (16) months, restricting the use of the property through April 1, 2030.
- On September 18, 2020, the County provided \$84,305.00 in CDBG funding to Mattie Williams NFC for energy efficiency upgrades including the installation of windows, doors and a Photovoltaic (PV) Energy System (solar panels) at the Mattie Williams NFC located at 1001 Dr. Martin Luther King Street North, Safety Harbor, Florida 34695.
- On March 3, 2021, the First Amendment revised the scope of the project to include Mattie William NFC's second property location, 1003 Dr. Martin Luther King Street North, Safety Harbor, Florida 34695, as an additional project site.
- On September 15, 2021, the Second Amendment extended the term of the specific performance period of the Agreement three (3) months to December 31, 2021 and extended the term of the restricted period three (3) months to December 1, 2028.

- The Mattie Williams NFC provides services to approximately 18,000 low- to moderate-income households.

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:

This Third Amendment will provide an additional \$18,347.75 in CDBG funding, increasing the total CDBG investment to \$102,652.75; will provide additional time for the completion of the project, by extending the term of the Agreement to March 31, 2022; and will extend the term of the land use restriction period to April 1, 2030.

Bids for the project came back higher than anticipated. Additional funding is necessary to complete the project. The original estimated cost for the project was, \$84,305.00, with funding being provided by the County. The new cost of the project, based on the lowest bid received, is \$102,652.75. The additional funding is to cover the cost difference.

The Agreement requires that performance be completed by December 31, 2021. Mattie Williams NFC is unable to complete the project on or before the expiration date. It is necessary to extend the term of the Agreement three (3) months, to March 31, 2022. As a result of the additional CDBG funding and the term extension, it is necessary to extend the term of the Restricted Period sixteen (16) months, restricting the use of the property to serving low-to moderate-income households through April 1, 2030.

Background/Explanation:

On July 21, 2020, the Board executed Resolution 20-69, which approved the 2020-2021 Action Plan. The Mattie Williams NFC Rehabilitation project was approved as a facility rehabilitation activity in the 2020-2021 Action Plan.

On September 18, 2020, the County Administrator executed CDBG Agreement CD20SHNFC, providing CDBG funding for facility improvements at Mattie Williams NFC. The Agreement was

effective October 1, 2020 through September 30, 2021, with the land use restriction expiring on October 1, 2028. On March 3, 2021, the First Amendment revised the scope of the project to include Mattie Williams NFC's second property location, 1003 Dr. Martin Luther King Street North, Safety Harbor, Florida 34695, as an additional project site. On September 15, 2021, the County executed the Second Amendment, extending the term of the Agreement through December 31, 2021 and the land use restriction through December 1, 2028.

Fiscal Impact:

This amended Agreement provides an additional \$18,347.75 of CDBG funding for the project. The total amount of funding for this agreement is not to exceed \$102,652.75 during the term of the Agreement. Funding for this Agreement is included in the County's Fiscal Year 2022 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) and Resolution No. 21-47.

Staff Member Responsible:

Carol Stricklin, Director, Housing and Community Development

Partners:

Safety Harbor Neighborhood Family Center. Inc. d/b/a Mattie Williams Neighborhood Family Center
U.S. Department of Housing and Urban Development

Attachments:

Third Amendment to Community Development Block Grant Program Subaward Specific Performance Agreement and Land Use Agreement
Second Amendment to Community Development Block Grant Program Subaward Specific Performance Agreement and Land Use Agreement, September 15, 2021
First Amendment Community Development Block Grant Program Subaward Specific Performance and Land Use Agreement, March 3, 2021
Community Development Block Grant Program Subaward Specific Performance and Land Use Agreement, September 18, 2020
Project Location Map
Resolution No. 21-47