



# Pinellas County

## Staff Report

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File #: 18-758D, Version: 1

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### **Subject:**

First Amendment to the Specific Performance Agreement and First Amendment to the Land Use Restriction Agreement with WestCare Gulf Coast-Florida, Inc. for the rehabilitation of the Davis Bradley Community Involvement Center.

### **Recommended Action:**

Approval and execution by the County Administrator of the First Amendment to the Specific Performance Agreement (SPA) and First Amendment to the Land Use Restriction Agreement (LURA) with WestCare Gulf Coast-Florida, Inc. (WestCare) to increase project funding and extend the term of the agreements.

### **Strategic Plan:**

Ensure Public Health, Safety, and Welfare

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

2.2 Be a facilitator, convener, and purchaser of services for those in need

Foster Continual Economic Growth and Vitality

4.2 Invest in communities that need the most

4.6 Support a vibrant community with recreation, arts, and culture to attract residents and visitors

Deliver First Class Services to the Public and Our Customers

5.1 Maximize partner relationships and public outreach

### **Summary:**

This First Amendment to SPA CD17WC is to increase funding for WestCare to complete parking lot improvements and the purchase and installation of client lockers. Due to higher than anticipated costs associated with the elevator repair portion of the project, additional funds are necessary to complete the entire project identified in the original scope of work. Additionally, the original SPA requires that performance under the SPA be completed by September 30, 2018. Due to project delays, WestCare is unable to complete the project on or before the expiration date and has requested additional time for project completion. It is necessary to amend SPA CD17WC to increase funding and extend the term of the Agreement.

The First Amendment to the LURA is to document the increased Community Development Block Grant (CDBG) funding investment in the property and extend the effective date of the LURA based on the additional funding provided. This Amendment to the LURA will extend the effective period of the restriction from September 30, 2028 to December 31, 2030.

### **Background/Explanation:**

In accordance with the adopted Consolidated Plan and Annual Action Plan, it is necessary to enter into SPAs and LURAs 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.

On April 17, 2017, the County Administrator executed SPA CD17WC, effective October 1, 2017 through September 30, 2018, providing \$90,000.00 in funding. During the bid process, bids for the elevator repair portion of the project came in much higher than anticipated resulting in the parking lot improvement and locker replacement portions of the project being put on hold. Additional CDBG funding, in the amount of \$95,365.00, is available to complete the project.

**Fiscal Impact:**

The total amount of funding for this project is not to exceed \$185,365.00 during the term of the Agreement. Funding for this Agreement is budgeted from FY18 CDBG funds and is consistent with the FY19 Tentative Budget.

**Staff Member Responsible:**

Renea Vincent, Director, Planning

**Partners:**

WestCare Gulf Coast-Florida, Inc.  
U.S. Department of Housing and Urban Development

**Attachments:**

First Amendment to Specific Performance Agreement  
First Amendment to Land Use Restriction Agreement  
Specific Performance Agreement, October 2, 2017  
Land Use Restriction Agreement, October 2, 2017  
Property Location Map  
Resolution 17-37