



# Pinellas County

## Staff Report

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**File #:** 19-2245A, **Version:** 1

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### **Subject:**

Specific Performance Agreement with the Society of St. Vincent de Paul South Pinellas, Inc. for facility hardening through roof replacement.

### **Recommended Action:**

Approval of the Specific Performance Agreement with the Society of St. Vincent de Paul South Pinellas, Inc. for facility hardening through roof replacement utilizing capital improvement funds from the "Penny for Pinellas" initiative.

- This Agreement provides funding for facility hardening through a full roof replacement for St. Vincent de Paul's (SVDP) Center of Hope homeless shelter in the city of St. Petersburg.
- SVDP will manage the design and construction process. Pinellas County Facilities and Real Property Division of the Administrative Services Department will coordinate with SVDP for review of the design, monthly project updates, and review and approval of the final construction work.
- Hardening of this facility will allow for sheltering in place during appropriate disaster events and will allow for continued services for vulnerable populations.
- SVDP is required to work with Pinellas County on disaster planning including maintaining a Continuity of Operations Plan that is to be submitted to the County annually.
- A Land Use Restriction is included in the agreement to maintain the property use through December 31, 2035.
- An amount not to exceed \$477,000.00 has been allocated between Fiscal Years (FY) 2020-2021 from the local government infrastructure sales surtax, commonly known as "Penny for Pinellas." FY20 includes \$71,550.00 to begin design and construction work and FY21 includes \$405,450.00 for reimbursement of completed roof replacement.

### **Strategic Plan:**

Ensure Public Health, Safety, and Welfare

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

2.3 Provide comprehensive services to connect our veterans and dependents to the benefits they have earned

2.4 Support programs that seek to prevent and remedy the causes of homelessness and move individuals and families from homelessness to permanent housing

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

5.2 Be responsible stewards of the public's resources

5.3 Ensure effective and efficient delivery of county services and support

**Summary:**

This Agreement provides funding to replace and secure the roof at SVDP's main homeless shelter in the city of St. Petersburg. This project will allow SVDP to shelter in place during appropriate disaster events and will allow SVDP to continue to provide critical homeless shelter and services for vulnerable populations.

SVDP will manage the design and construction process. They are solely responsible for ensuring compliance with local code and permitting guidelines and will leverage vendors that are on the County's prequalified vendor list. Pinellas County Facilities and Real Property Division of the Administrative Services Department will coordinate with SVDP for review of the design, monthly project updates, and review and approval of the final construction work.

A Land Use Restriction is included for the property through December 31, 2035 to maintain use as a homeless shelter. SVDP is required to work with Pinellas County Human Services and Emergency Management for disaster planning including maintaining a Continuity of Operations Plan (COOP) that is to be submitted to the County annually.

**Background Information:**

Pursuant to Florida Statutes, Section 212.055(2), "Penny for Pinellas" is a 1% sales tax which has been in effect since 1990 for the purpose of funding long-term capital infrastructure projects that support our local community. Supported by a referendum vote every ten years, on Nov. 7, 2017, voters chose to renew the Penny for Pinellas with nearly 83 percent support countywide.

SVDP is a not-for-profit organization in St. Petersburg which provides services to 2,770 individuals (duplicated) per year, and houses up to 216 homeless veterans, individuals, and families each day in their shelter. Due to current roof leaks and roof structural concerns, SVDP has had to focus on evacuating homeless shelter residents to school disaster shelters during declared emergencies. This evacuation requires significant time and resources and can pose additional challenges for school shelter locations to meet the needs of this vulnerable population.

SVDP has been seeking roof replacement in order to improve the shelter structure and reduce the need for evacuation during disaster events. Through this project, SVDP will manage the design and construction of a new roof for the location. As part of this project, a Land Use Restriction is included on the property and SVDP is required to provide an annual COOP for site operations and to work with the County on Community Shelter planning.

**Fiscal Impact:**

An amount not to exceed \$477,000.00 for design and construction has been identified in the Infrastructure Sales Tax (Penny for Pinellas) fund in the Public Safety- Emergency and Disaster Projects category. This funding was included in the FY20-FY21 Capital Improvement Program Budget. FY20 includes \$71,550.00 to begin design and construction work and FY21 includes \$405,450.00 for reimbursement of completed roof replacement.

**Staff Member Responsible:**

Daisy Rodriguez, Director, Human Services

**Partners:**

St. Vincent de Paul  
Pinellas County Homeless Leadership Board, Inc.  
City of St. Petersburg

**Attachments:**

Agreement  
Attachment 1- County Vendor List  
Attachment 2- Insurance Requirements  
Attachment 3- Agreement Modification Template