



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2022-2023

LFIR # 1067

1. Project Title Restoration and Preservation of Brightwater Estate and Gardens - Casselberry

2. Senate Sponsor Jason Brodeur

3. Date of Request 10/13/2021

4. Project/Program Description

Funds will allow for restoration of the Brightwater (Casselberry Founder's) Estate built in 1953, designed by noted Winter Park architect James Gamble Rogers II. Total project cost is approximately \$5.5 million and may be phased over several years. The project, currently being developed, is anticipated to include renovations to the house to create an event venue, restoration of the grounds and creation of gardens, and development of trails and recreational amenities.

5. State Agency to receive requested funds Department of State

State Agency contacted? No

6. Amount of the Nonrecurring Request for Fiscal Year 2022-2023

Type of Funding	Amount
Operations	0
Fixed Capital Outlay	500,000
Total State Funds Requested	500,000

7. Total Project Cost for Fiscal Year 2022-2023 (including matching funds available for this project)

Type of Funding	Amount	Percentage
Total State Funds Requested (from question #6)	500,000	9%
Matching Funds		
Federal	0	0%
State (excluding the amount of this request)	0	0%
Local	5,000,000	91%
Other	0	0%
Total Project Costs for Fiscal Year 2022-2023	5,500,000	100%

8. Has this project previously received state funding? No

Fiscal Year (yyyy-yy)	Amount		Specific Appropriation #	Vetoed
	Recurring	Nonrecurring		

9. Is future funding likely to be requested? No

a. If yes, indicate nonrecurring amount per year.

b. Describe the source of funding that can be used in lieu of state funding.

10. Has the entity requesting this project received any federal assistance related to the COVID-19 pandemic?

Yes



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If yes, indicate the amount of funds received and what the funds were used for.

CARES Act \$236,964 for COVID-19 related technology improvements to facilitate telework and community access to public meetings and for PPE and decontamination system to protect employees and visitors.
ARPA \$7.2M - funding recently received and not yet allocated.

11. Details on how the requested state funds will be expended

Spending Category	Description	Amount
Administrative Costs:		
Executive Director/Project Head Salary and Benefits		0
Other Salary and Benefits		0
Expense/Equipment/Travel/Supplies/Other		0
Consultants/Contracted Services/Study		0
Operational Costs: Other		
Salary and Benefits		0
Expense/Equipment/Travel/Supplies/Other		0
Consultants/Contracted Services/Study		0
Fixed Capital Construction/Major Renovation:		
Construction/Renovation/Land/Planning Engineering	Funds will allow for restoration of the Brightwater (Casselberry Founder's) Estate, designed by Winter Park architect James Gamble Rogers II. Total project cost is approximately \$5.5 million and may be phased over several years. The project, currently being developed, is anticipated to include renovations to the property to create an event venue, restoration of the grounds, creation of gardens, and development of trails and recreational amenities.	500,000
Total State Funds Requested (must equal total from question #6)		500,000

12. Program Performance

a. What specific purpose or goal will be achieved by the funds requested?

The city acquired the Brightwater property in July 2021, for \$1.2 million. The acquisition, combined with city-owned adjacent property, added approximately 12 acres to the city's open space and recreational lands. Consultants are currently developing a conceptual plan for the property to transform it into a regional amenity. The tentative plan will restore the home, develop the grounds, create gardens, and expand recreational opportunities for residents, visitors, and students.

b. What activities and services will be provided to meet the intended purpose of these funds?

The city's consultant is working with the Commission, staff, and the public to expand recreational opportunities for residents, students, and visitors through the development of this 12-acre property. The tentative plan currently seeks to create an event venue, create gardens and trails, and provide water access through kayak/canoe launch.

c. What direct services will be provided to citizens by the appropriation project?

The home and grounds will be restored and enhanced to provide recreational opportunity for regional residents. It is also anticipated to attract visitors and tourists with the creation of an event venue such as weddings, parties, workshops, etc. With the refurbishment of gardens, school children will learn about the historic Casselberry fernery and Belgium Azalea Gardens.

d. Who is the target population served by this project? How many individuals are expected to be served?



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The target audience for this project includes the elderly, persons with poor mental health, people with poor physical health, developmentally disabled, students (pre-k to college), tourists, residents, and the general public.

e. What is the expected benefit or outcome of this project? What is the methodology by which this outcome will be measured?

The preservation and restoration of the home and grounds will allow for a higher level of service for Casselberry residents. The transition from a private home to a regional amenity will provide greater opportunity for recreation for students, residents, and visitors.

f. What are the suggested penalties that the contracting agency may consider in addition to its standard penalties for failing to meet deliverables or performance measures provided for the contract?

The city may consider significant financial penalties for its contractors for failure to perform. Standard contract penalties for the contract with the state are sufficient.

13. The owners of the facility to receive, directly or indirectly, any fixed capital outlay funding. Include the relationship between the owners of the facility and the entity.

The property was acquired by the City of Casselberry in July 2021 at a cost of \$1.2 million.



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14. Requestor Contact Information

a. First Name Last Name
b. Organization
c. E-mail Address
d. Phone Number Ext.

15. Recipient Contact Information

a. Organization
b. Municipality and County

c. Organization Type

- ☐ For Profit Entity
☐ Non Profit 501(c)(3)
☐ Non Profit 501(c)(4)
☒ Local Entity
☐ University or College
☐ Other (please specify)

d. First Name Last Name
e. E-mail Address
f. Phone Number

16. Lobbyist Contact Information

a. Name
b. Firm Name
c. E-mail Address
d. Phone Number