



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2023-2024

LFIR # 2061

1. **Project Title**
2. **Senate Sponsor**
3. **Date of Request**

4. Project/Program Description

This project centers around the historic area of downtown Wauchula. This facility will be built in partnership with South Florida State College, Hardee High School and the Hardee Economic Development Council. The Goal is to attract, retain, develop and support the next generation of innovative companies and entrepreneurs. Locating in downtown Wauchula will support the communities revitalization efforts. The constructed 38610 Square Ft. co-working space; creator/maker space; FDA approved culinary kitchens, residential, office and classrooms and housing. The total ask is \$8,022,000 with the Economic Development Council providing up to \$3 Million toward the operations for the first 3 years.

5. **State Agency to receive requested funds**
- State Agency contacted?**

6. Amount of the Nonrecurring Request for Fiscal Year 2023-2024

Type of Funding	Amount
Operations	0
Fixed Capital Outlay	8,022,000
Total State Funds Requested	8,022,000

7. Total Project Cost for Fiscal Year 2023-2024 (including matching funds available for this project)

Type of Funding	Amount	Percentage
Total State Funds Requested (from question #6)	8,022,000	73%
Matching Funds		
Federal	0	0%
State (excluding the amount of this request)	0	0%
Local	3,000,000	27%
Other	0	0%
Total Project Costs for Fiscal Year 2023-2024	11,022,000	100%

8. **Has this project previously received state funding?**

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

9. **Is future funding likely to be requested?**
- a. **If yes, indicate nonrecurring amount per year.**
- b. **Describe the source of funding that can be used in lieu of state funding.**
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10. Has the entity requesting this project received any federal assistance related to the COVID-19 pandemic?



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

Complete questions 11 and 12 for Fixed Capital Outlay Projects

11. Status of Construction

a. What is the current phase of the project?

- Planning
 Design
 Construction

b. Is the project "shovel ready" (i.e permitted)?

No

c. What is the estimated start date of construction?

July 1, 2024

d. What is the estimated completion date of construction?

July 1, 2025

12. List 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.

Hardee Economic Development Council

13. 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	38,610 Sq. Ft. Building, Equipment and furnishings including culinary/kitchen/packaging equipment, tech hardware and software, and desks.	1,000,000
Consultants/Contracted Services/Study		0
Fixed Capital Construction/Major Renovation:		
Construction/Renovation/Land/Planning Engineering	Construction/Renovation of 38,610 square feet 3 story building	7,022,000
Total State Funds Requested (must equal total from question #6)		8,022,000

14. Program Performance

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

To recruit, support and develop local entrepreneurs. Grow new business start-ups. Recruit via soft-landing companies from out of the region, state and culinary center. Housing units to address our Housing shortage in the City of Wauchula downtown area. (as evidenced by housing study)

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



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A business incubator, soft landing and culinary center.

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

Recruitment of new companies and provision of business support services such as business plan development, marketing, social media support, product development, packaging, regulatory and insurance requirements, business and industry networking.
The Community will experience culinary culture through food immersion, a priority of the state's tourism marketing. A farmer's market and food hall.

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

Hardee County will be the primary area served but may also be utilized by the entire Heartland Region. Students, entrepreneurs of all ages, start-up companies, as well as those businesses that are currently under capitalized or in need of and improved business plan to take them to the next level. There will be key fob access for 24 hour entry. We anticipate 50 members

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

Hardee county is the best place to live, work and raise a family. In the post COVID era we are observing more and more professionals seeking a rural lifestyle. Hardee County has ubiquitous broadband coverage making it more attractive. This incubator will add value to our community and will bring high wage jobs focused on health care, hospitality and culinary. These industries will add value to the growing economy of the region. The state of Florida and municipal governments will benefit from the enhanced tax base, revitalization and creation of downtown city centers where people live, work and play. ROI will be measured through econometric models (REMI) based on actual jobs created, business investment, and capital expenditures per company recruited and services.

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?

Standard Penalties per state law.

15. Requester Contact Information

a. First Name **Last Name**

b. Organization

c. E-mail Address

d. Phone Number **Ext.**

16. 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



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Other (please specify)

d. First Name **Last Name**

e. E-mail Address

f. Phone Number

17. Lobbyist Contact Information

a. Name

b. Firm Name

c. E-mail Address

d. Phone Number