



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2023-2024

LFIR # 3200

1. **Project Title** Financial Capabilities Counseling, Homeownership, and Residential Services - RISE Neighborhood WPB

2. **Senate Sponsor** Bobby Powell

3. **Date of Request** 03/15/2023

4. **Project/Program Description**

Funds will be used to increase access to affordable housing, via financial capabilities education, housing counseling, residential support services, and renter securities assistance for residents and first-time homebuyers in the RISE community of West Palm Beach. Funds also support the creation of new, and preservation of existing inventory, preventing legacy residents from being displaced. Funds will provide homeownership opportunities for families whose household income falls below 80% of AMI

5. **State Agency to receive requested funds** Department of Economic Opportunity

State Agency contacted? No

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

Type of Funding	Amount
Operations	250,000
Fixed Capital Outlay	750,000
Total State Funds Requested	1,000,000

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)	1,000,000	50%
Matching Funds		
Federal	0	0%
State (excluding the amount of this request)	300,000	15%
Local	0	0%
Other	700,000	35%
Total Project Costs for Fiscal Year 2023-2024	2,000,000	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.**

Funding is obtained through a variety of channels as it relates to non profit business development. Resources include funding from municipalities, foundation grants and individual donors.

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



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2023-2024

LFIR # 3200

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

The organization received \$1,983,977 through the PPP loan initiative. The funds were used primarily to cover salaries, benefits and rent during the first year of the pandemic.

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)?

c. What is the estimated start date of construction?

d. What is the estimated completion date of construction?

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.

Housing Partnership, Inc., dba Community Partners of South Florida

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

Spending Category	Description	Amount
Administrative Costs:		
Executive Director/Project Head Salary and Benefits	Administrative costs related to program administration, oversight and indirect costs for the implementation of the grant	100,000
Other Salary and Benefits		0
Expense/Equipment/Travel/Supplies/Other		0
Consultants/Contracted Services/Study		0
Operational Costs: Other		
Salary and Benefits	Operational costs to cover salaries and benefits for financial coach, counselor and residential services facilitators	100,000
Expense/Equipment/Travel/Supplies/Other		0
Consultants/Contracted Services/Study	Consultants	50,000
Fixed Capital Construction/Major Renovation:		
Construction/Renovation/Land/Planning Engineering	Revitalization of 13th and Tamarind including of a commercial building (owned by CPSFL) as well as purchasing blighted lots. Scope includes adding amenities for local residents (laundry), a rental space for a local business (i.e. sandwich or smoothie shop), and a residential space above the first floor ideally for the business owner to live. CPSFL owns 3 additional properties (currently vacant lots) and plans to build 27 housing units on those lots.	750,000
Total State Funds Requested (must equal total from question #6)		1,000,000

14. Program Performance



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2023-2024

LFIR # 3200

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

Funds support the creation of new, and the preservation of existing inventory, preventing legacy residents from being displaced. Funds will provide homeownership opportunities for families whose household income falls below 80% of AMI. Funds will be used to increase access to affordable housing via financial capabilities education, housing counseling, residential support services, and renter security deposit assistance for residents and first-time homebuyers in the RISE community of West Palm Beach.

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

Services will help families navigate a complex housing market and learn how to attain financial stability, and maintain assets. The self-sustaining family unit is supported with comprehensive family-led residential services. Funds support moving residents through a renter-to-homebuyer incubation journey. The long-term impact will be an increase in the number of homeowners.

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

Homeownership promotion and preservation, rental securities assistance, matched savings for home-buyer down payment, financial capability workshops, supportive housing, lending, real estate and infrastructure development, asset management. Financial coaches and housing counselors will educate approximately 3,000 individuals and facilitate closings for 75 households a year.

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

First time homebuyers; residents of West Palm Beach; low to moderate income households. Over 800 individuals are expected to be served.

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

This project will prepare families for homeownership by providing financial literacy education, civic engagement facilitation, home maintenance education, as well as laying the groundwork for a sustainable system of support at the neighborhood level. We will fund down-payment assistance for five clients for up to \$50,000 per buyer. Lower housing cost-burden and higher quality housing, leads to better family health outcomes, better job outcomes, and improved education outcomes. Pre and post surveys of families in the program will measure the benefits and outcomes of the program. Program participation and homeownership will be tracked using Salesforce and HMIS. We will utilize the ALICE reports to track the improvement of economic activity, such as the number of cost-burdened neighborhoods served.

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?

In the event that Community Partners of South Florida fails to meet deliverables, the organization will be required to return any unused funds or funds used contrary to expected performance measures.

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



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2023-2024

LFIR # 3200

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

17. Lobbyist Contact Information

a. Name

b. Firm Name

c. E-mail Address

d. Phone Number