



The Florida Senate

Local Funding Initiative Request

Fiscal Year 2023-2024

LFIR # 2859

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

4. Project/Program Description

This one of a kind development seeks to provide an opportunity for individuals with Intellectual and developmental disabilities to have the opportunity to become equals in society by giving the chance to purchase their own home while living side by side with other community members. While at the same time addressing the growing affordability and housing shortage in Southwest Florida by setting aside the remainder of the units as affordable housing for Seniors.

While housing for Seniors is not in the mission of Loveland Center Inc. one of the greatest aspects that Loveland has enjoyed over the 60 years of services is the support from the senior community, as many seniors have given back to the community by volunteering with the participants of Loveland Center and vice-versa. Loveland Center feels that creating an inclusive community of seniors and individuals with I/DD there will be a cohesive mutual support of one another.

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

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

Type of Funding	Amount
Operations	0
Fixed Capital Outlay	15,000,000
Total State Funds Requested	15,000,000

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)	15,000,000	66%
Matching Funds		
Federal	0	0%
State (excluding the amount of this request)	0	0%
Local	5,000,000	22%
Other	2,780,000	12%
Total Project Costs for Fiscal Year 2023-2024	22,780,000	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.**
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10. Has the entity requesting this project received any federal assistance related to the COVID-19 pandemic?

Yes

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

PPP Loan - \$299,348 to support Loveland maintaining staff salaries during the COVID shutdown.

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?

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.

The Loveland Center, Inc., is a nonprofit 501(c)3 organization that has been in continuous operation since 1962. There are no other owners of the facility.

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		0
Consultants/Contracted Services/Study		0
Fixed Capital Construction/Major Renovation:		
Construction/Renovation/Land/Planning Engineering	Pre-construction costs of 1 Million Infrastructure cost of 2.5 Million 30 unit building cost of 6 Million 30 unit building cost of 6 Million 24 unit building cost of 4 Million Contingency of 1.2 Million Property cost of 2 million (already purchased via Loveland fundraising)	15,000,000
Total State Funds Requested (must equal total from question #6)		15,000,000



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14. Program Performance

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

This property is projected to have 127 residential units, 19 duplex style villas (3 bedroom) approx. 1400 sq. ft. per Villa, and 3 – 3 story apartment building with a total of 84 units (1 and 2 bedroom units). The 1-bedroom apartment will be approx. 700 sq. ft., and the 2 bedroom will be 800 – 950 sq. ft. Loveland will designate a set aside for up to 40% of the units as housing for individuals with intellectual and developmental disabilities.

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

The funds provide by the funding initiative will support the pre-construction, infrastructure, and construction of the 3 - 3 story apartment buildings with 84 units.

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

Citizens of Sarasota County will live in the one- and two-bedroom apartments adjacent to the Loveland Center campus. Dining, recreation, a therapy clinic, and in-home support will be accessible and available to every resident in the Home of Your Own Program. Forty percent of our residents will be individuals with intellectual or developmental disabilities and sixty percent will be low-income seniors.

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

One hundred to two hundred low-income seniors and individuals with IDD will be served.

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

Loveland residents will experience improved physical health, thanks to the proximity and availability of Physical and Occupational Therapists and a Speech Pathologist in our on-site clinic; gain employment via landscaping and maintenance positions through the new HOA and food service positions in the new dining clubhouse; and enjoy economic self-sufficiency due to the affordability of the housing, pegged at \$900-1000 for those at 65% of AMI, in the Sarasota rental market, the second most expensive in Florida, with 2BR rentals averaging \$2,500.

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?

If Loveland fails to deliver on the project Loveland Center will be unable to access the funds set aside for the completion of the project.

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



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- 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**