



# The Florida Senate

## Local Funding Initiative Request

### Fiscal Year 2026-2027

LFIR # 1911

1. Project Title

2. Senate Sponsor

3. Date of Request

4. Project/Program Description

The project description is to construct five residences for individuals with unique abilities (see attached building budget), which will be referenced as the "Special Hearts Farm Forever Home Residences." This project will provide a "forever home" for our clients with unique abilities (referred to as Farmers) when their family members are gone. The Forever Home Cottages will provide housing for up to 30 Farmers in a safe independent living environment. Farmers living on-site will have active lifestyles, tending to the farm and developing lifelong friendships with their peers and beloved animals. They will also have work and training opportunities as the Special Hearts Farm is a Vocational Rehabilitation Provider. On-site housing will offer an independent living setting for Farmers, increase access to care, and remove barriers to employment. This project will provide housing to an under served population that experiences an increased risk of homelessness.

5. State Agency to receive requested funds

State Agency contacted?

6. Amount of the Nonrecurring Request for Fiscal Year 2026-2027

Type of Funding	Amount
Operating	0
Fixed Capital Outlay	2,469,220
<b>Total State Funds Requested</b>	<b>2,469,220</b>

7. Total Project Cost for Fiscal Year 2026-2027 (including matching funds available for this project)

Type of Funding	Amount	Percentage
Total State Funds Requested (from question #6)	2,469,220	55%
<b>Matching Funds</b>		
Federal	0	0%
State (excluding the amount of this request)	0	0%
Local	0	0%
Other	2,000,000	45%
<b>Total Project Costs for Fiscal Year 2026-2027</b>	<b>4,469,220</b>	<b>100%</b>

8. Has this project previously received state funding?

If yes, provide the most recent instance:

Fiscal Year (YYYY-YY)	Amount		Specific Appropriation #	Vetoed
	Recurring	Nonrecurring		

9. Is future-year 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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## Complete questions 10 and 11 for Fixed Capital Outlay Projects

### 10. Status of Construction

a. What is the current phase of the project?

☒ Planning ☐ Design ☐ Construction ☐ N/A

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

No

c. What is the estimated start date of construction?

12/01/2026

d. What is the estimated completion date of construction?

12/01/2027

e. What funding stream will be used for ongoing operations and maintenance of the project?

Residents will receive Medicaid HCBS funding, which will provide the funding stream for ongoing operational and maintenance costs.

### 11. 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.

This facility is a 501c3 non-profit and is not owned by anyone. It is a corporation with five voting unpaid Board Members. None of the Board Members will receive any fixed capital outlay funding for this project. The appropriation funds will be used solely for construction costs.

### 12. Details on how the requested state funds will be expended

Spending Category	Description	Amount
<b>Administrative Costs:</b>		
Executive Director/Project Head Salary and Benefits		0
Other Salary and Benefits		0
Expense/Equipment/Travel/Supplies/Other		0
Consultants/Contracted Services/Study		0
<b>Operational Costs</b>		
Salary and Benefits		0
Expense/Equipment/Travel/Supplies/Other		0
Consultants/Contracted Services/Study		0
<b>Fixed Capital Construction/Major Renovation:</b>		
Construction/Renovation/Land/Planning Engineering	New construction of the five residences (1600 sq ft each/total of 8,000 sq ft). Planning, Design work, construction, building materials, labor, sub-contractors and equipment.	2,469,220
<b>Total State Funds Requested (must equal total from question #6)</b>		<b>2,469,220</b>

### 13. Program Performance

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



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The overall goal and specific purpose for this project will be providing housing for individuals with disabilities, which is an underserved population. Special Hearts Farm is taking action to prevent homelessness in Central Florida by providing residential housing for individuals with disabilities. The Florida Coalition to End Homelessness identifies individuals with disabilities as a high-risk population for experiencing homelessness. The Special Hearts Farm Forever Home Residences Project will be a permanent beacon of hope for adults with disabilities living in Central Florida and will provide a crucial and loving home once family members are gone.

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

The Special Hearts Farm will provide housing opportunities for individuals with disabilities once their family members are gone or can no longer care for them. In addition, the Special Hearts Farm currently provides agricultural skills training for 100 individuals with disabilities, with that number increasing daily. Farmers will have a meaningful day working in a wheelchair-accessible garden, an Agriculture Training Facility, and at the "Special Animals for Special Hearts" Animal Barn. The new site will also have an "Event Barn," to host events and farmers markets. Farmers will have the opportunity to train and be employed in farming, gardening, animal/livestock care, retail, hospitality, and event planning. Special Hearts Farm is a Vocational Rehabilitation Provider and employs individuals of all levels of abilities and celebrates the unique gifts they bring to the table.

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

The direct services provided to citizens by this appropriation project will be housing opportunities for individuals with disabilities. Residents will be provided the opportunity to learn and practice daily living skills, so they may live as independently as possible. Our Adult Day Training Program, which will be located on the same site, will also provide participants training and employment opportunities. In addition, participants will continue to deliver Meals on Wheels to the citizens of Winter Garden weekly and show that individuals with disabilities can give back and serve their community. The Special Hearts Farm will also host monthly farmers markets on site to provide farm fresh.

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

Our target population served by this project will be adults with disabilities. The five residences will be built to accommodate up to 30 individuals. This number could fluctuate based on the individual's choice of where they want to live, so there may be residents moving in and out at different times. Currently, our Adult Day Training Program serves over 100 Farmers, but we anticipate serving more individuals with disabilities when we move to our new and larger location in Winter Garden on 19 acres of land.

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

The benefit of this project will be to provide housing opportunities to individuals with disabilities and reduce their risk of homelessness. The outcome will be to provide a "forever home" for an underserved population and a meaningful life for residents. They can experience training in farming and gardening activities, livestock/animal caretaking, employment opportunities, increased happiness and mental health, community inclusion and a safe and loving home. We will follow person-centered planning support plans to measure Farmers progress and continue to follow the Agency for Persons with Disabilities guidelines to measure success.

**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 in the contract?**

Failure to meet specified program stipulations in the contract would disqualify us for the next physical year for appropriations. We are also monitored/audited by the Agency for Persons with Disabilities and are contracted to follow their guidelines or be penalized.

14. Is this project related to mitigation, response, or recovery from a natural disaster?

**a. If Yes, what phase best describes the project?**

- ☐ Mitigation (reducing or eliminating potential loss of life or property)
- ☐ Response (addressing the immediate and short-term effects of a natural disaster)
- ☐ Recovery (assisting communities return to normal operations, including rebuilding damaged infrastructure)



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b. Name of the natural disaster (or Executive Order # for events not under a federal declaration):

15. Has the entity applied for or received federal assistance for this project?

- ☐ Yes, Applied
- ☐ Yes, Received
- ☐ No
- ☐ No, but intends to apply

a. If yes, provide the FEMA project worksheet ID#:

b. Provide the total project cost listed on the FEMA project worksheet:

16. Has the entity applied for or received state assistance for this project (other than this request)?

- ☐ Yes, Applied
- ☐ Yes, Received
- ☐ No
- ☐ No, but intends to apply

a. If yes, specify the program and state agency (ex. Local Government Emergency Bridge Loan, Department of Commerce):

17. Requester Contact Information

a. First Name  Last Name

b. Organization

c. E-mail Address

d. Phone Number  Ext.

18. Recipient Contact Information

a. Organization

b. Municipality and County

c. Organization Type

☐ For Profit Entity

☒ Non Profit 501(c)(3)



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- ☐ 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  Ext.

#### 19. Lobbyist Contact Information

a. Name

b. Firm Name

c. E-mail Address

d. Phone Number

*The information provided will be posted to the Florida Senate website for public viewing if sponsored by a Senator.*