

# CHILDREN'S BOARD OF HILLSBOROUGH COUNTY

## REGULAR BOARD MEETING

### JANUARY 25, 2024 ~ 3:00 PM

## AGENDA

**MISSION:** The Children's Board invests in partnerships and quality programs to support the success of all children and families in Hillsborough County.

### CALL TO ORDER

Attendance Verification  
Quorum Verification  
Invocation and Pledge of Allegiance

R. DeLaVergne  
K. Austin  
R. DeLaVergne

### PUBLIC COMMENT

R. DeLaVergne

The Children's Board of Hillsborough County welcomes comments from the public. Those who wish to address the Board may do so at this time. Those addressing the Board should state their full name and affiliation for the official record. In the interest of time, we ask that one person be designated to speak on behalf of a constituency and that all comments are limited to three (3) minutes.

### EXECUTIVE DIRECTOR DISCLOSURE

R. Bacon

### ACTION ITEMS

1. **Approval:** November 16, 2023 Regular Board Meeting Minutes
2. **Approval:** Purchase of Brandon Property
3. **Approval:** PRO 2024-05 Investment Grants
4. **Approval:** PRO 2024-08 Leading or Uniting Grants

R. DeLaVergne  
P. Scott  
M. Negrón  
M. Negrón

### REPORTS/PRESENTATIONS

1. Executive Director Reports  
A. Activities – November 17, 2023 – January 25, 2024  
B. 2024 Legislative Update  
C. Safe Sleep Roundtable
2. Programs Reports  
A. FY 2022-2023 Presentation on Outcome Highlights  
B. PRO 2024-04 Technical Assistance Grants Summary Report
3. ASO Reports  
A. ASO Update  
B. BOCC – Year End Reports
4. Finance Reports

R. Bacon  
  
M. Negrón  
  
K. Hickman  
  
T. Williams

5. Human Resources Reports
- Hung Pham, Accounts Payable Coordinator
  - Phylicia Wagner, Program Manager
  - Laura Toro- Porras, Conference Center Coordinator
  - Jacqueline Rodriguez, Fiscal Support Specialist

J. Furr

## OLD/NEW BUSINESS

## ADJOURNMENT

## ATTACHMENTS

1. Contract Signature Logs (ASO, Programs, Vendors)
2. December 2023 Financial Statements
3. Good News!
4. Outreach Calendar

## IMPORTANT DATES TO REMEMBER

### February

Executive/Finance Committee Meeting	February 08, 2024	12:00 PM
Regular Board Meeting	February 22, 2024	3:00 PM

### March

Executive/Finance Committee Meeting	March 14, 2024	12:00 PM
Regular Board Meeting	March 28, 2024	3:00 PM

### April

Executive/Finance Committee Meeting	April 11, 2024	12:00 PM
Regular Board Meeting	April 25, 2024	3:00 PM

# CHILDREN'S BOARD OF HILLSBOROUGH COUNTY

## REGULAR BOARD MEETING

### November 16, 2023 ~ 3:00 PM

### MEETING MINUTES

<b>Subject</b>	<b>Regular Board Meeting</b>	<b>Date</b>	<b>November 16, 2023</b>
<b>Facilitator</b>	Robin DeLaVergne, Chair	<b>Meeting Time</b>	3:00 PM
<b>Location</b>	1002 East Palm Ave. Tampa, FL 33605	<b>Actual Meeting Time</b>	3:05 PM – 3:48 PM
		<b>Adjourned</b>	3:48 PM
<b>Board Member Attendance</b>	Robin DeLaVergne, Chair Katherine Essrig, Vice-Chair Beth Pasek, Secretary/Treasurer	Megan Proulx Dempsey Gwen Myers Lynn Gray Sarah Naumowich -absent	Van Ayres – arrived after voting Ed Narain Andy Mayts
<b>Other Attendees</b>	Rebecca Bacon, Executive Director David Adams, CBHC Board Attorney Kristina Austin, Recorder Paula Scott, CBHC Staff	Maria Negron, CBHC Staff - absent Tonia Williams, CBHC Staff John Furr, CBHC Staff Jamie Robe, CBHC Staff	Genet Stewart, CBHC Staff Dexter Lewis, CBHC Staff Kalen Graham, CBHC Staff Shabel Santiago, CBHC Staff

### SUMMARY

No.	Topic	Highlights
<b>I.</b>	<b>CALL TO ORDER</b>	R. DeLaVergne called the meeting to order at 3:05 PM. <ul style="list-style-type: none"> <li>R. DeLaVergne called for Board attendance verification.</li> <li>M. Proulx Dempsey led the Invocation.</li> <li>G. Myers led the Pledge of Allegiance.</li> </ul>
	<b>PUBLIC COMMENT</b>	R. DeLaVergne asked for Public Comment; there was one speaker, Dustin Krein, Ed. D. <ul style="list-style-type: none"> <li>D. Krein, Community Partnership Director, Mort Elementary thanked the CBHC Board for their support of the After Zone Elementary School Initiative.</li> <li>Mort Elementary has 93 students enrolled in the Boys &amp; Girls Club.</li> <li>The CBHC funded programs have helped the families save money and greatly appreciate the partnership. D. Krein recognized Maria Negron, CBHC Director of Programs, for her part in the collaboration.</li> </ul>
<b>II.</b>	<b>ACTION ITEMS</b>	
	<b>1. 10-26-2023 Regular Board Meeting Minutes</b>  <b>Motion (1)</b>	R. DeLaVergne requested approval of the October 26, 2023 Regular Board Meeting Minutes.  <b><i>Motion by Andy Mayts to approve the October 26, 2023 Regular Board Meeting Minutes; second by Katherine Essrig; motion carried (8-0).</i></b>
	<b>2. Approval to Proceed with Negotiation of a Real Estate Contract</b>  <b>Motion (2)</b>	P. Scott requested approval for the Executive Director and the Board Attorney to negotiate and enter into a Real Estate contract to purchase 308 W. Robertson St., Brandon, FL 33511. <ul style="list-style-type: none"> <li>Allowable contract amount may be up to \$1,750,000 plus any additional due diligence and closing costs associated with the purchase of the property.</li> </ul> <b><i>Motion by Lynn Gray to approve the Executive Director and Board Attorney to negotiate and enter into a Real Estate contract to purchase 308 W. Robertson St., Brandon, FL 33511; second by Gwen Myers; motion carried (8-0).</i></b>

## SUMMARY

No.	Topic	Highlights
	<b>3. Approval of PRO 2024-01 Leading Grants</b>  <p style="text-align: right;"><b>Motion (3)</b></p>	<p>S. Santiago requested approval of the PRO 2024-01 Leading Grants.</p> <ul style="list-style-type: none"> <li>Funding to benefit (4) Hillsborough County Organizations;</li> <li>Total funding not to exceed \$338,208;</li> <li>Contracts will run January 8, 2024 to September 30, 2024;</li> <li>Leading Grants will support the focus areas Children are Healthy and Safe, Children are Ready to Learn and Succeed, and Family Support.</li> </ul> <p><b><i>Motion by Andy Mayts to approve the PRO 2024-01 Leading Grants. second by Lynn Gray. motion carried (8-0).</i></b></p>
	<b>4. Approval of PRO 2024-02 Uniting Grants</b>  <p style="text-align: right;"><b>Motion (4)</b></p>	<p>S. Santiago requested approval of the PRO 2024-02 Uniting Grants.</p> <ul style="list-style-type: none"> <li>Funding to benefit (4) Hillsborough County Organizations;</li> <li>Total funding not to exceed \$941,742;</li> <li>Contracts will run January 8, 2024 to September 30, 2024;</li> <li>Uniting Grants will support the focus areas Children are Healthy and Safe, Children are Ready to Learn and Succeed, and Family Support.</li> </ul> <p><b><i>Motion by Megan Proulx Dempsey to approve the PRO 2024-02 Uniting Grants. second by Gwen Myers. motion carried (8-0).</i></b></p>
<b>III.</b>	<b>PROVIDER PRESENTATION</b>	
	<b>Joshua Way of Hope</b>	<p>T. James introduced Kayetrenia Nichols, Board Chair, and Nicole Nichols, Youth Development Specialist of Training, Joshua Way of Hope (JWOHF).</p> <p>K. Nichols and N. Nichols shared the following information on the JWOH's Life Skills 360 Training Institute, funded by the Children's Board:</p> <ul style="list-style-type: none"> <li>The organization partnered with the Children's Board to provide training on self-esteem, social behaviors, and life skills;</li> <li>Program participants range in age from 3rd to 8<sup>th</sup> grade;</li> <li>Services are provided at the Joshua Way of Hope location and at community partner sites in Hillsborough County and Plant City;</li> <li>The focus of the program addresses student's educational, financial, physical, emotional, and psychological growth.</li> </ul> <p>During FY 2023, the following outcomes were achieved:</p> <ul style="list-style-type: none"> <li>95% of the program participants reported improved self-esteem;</li> <li>100% of the children and youth reported positive social behavior skills;</li> <li>100% of the participants reported improved life skills.</li> </ul>
<b>IV.</b>	<b>REPORTS/ PRESENTATIONS</b>	
	<b>1. Executive Director Report</b>	<p>R. Bacon reported attending (26) significant meetings between October 27, 2023– November 16, 2023.</p> <p>Highlights for the referenced time-period include:</p> <ul style="list-style-type: none"> <li>Meetings with many Stakeholders, Community Partners including the County Administrator (Bonnie Wise) and Clerk of the Circuit Court (Cindy Stuart);</li> <li>Accepted an award from the University Area Community Development Corporation (UACDC) recognizing the CBHC for their partnership;</li> <li>Scheduled to meet with other Children Services Councils at the annual Florida Alliance of Children's Councils &amp; Trusts (FACCT) meeting in December.</li> </ul>



## SUMMARY CONT.

No.	Topic	Highlights
	<b>2. ASO Report</b>	K. Hickman provided a comprehensive update of the ASO monthly report.
	<b>3. Public Relations Report</b>	<p>D. Lewis updated the Board on the distribution of the 2023 Town Hall Report.</p> <p>The Town Hall Report was distributed in the following ways:</p> <ul style="list-style-type: none"> <li>- A Press Release was distributed immediately following the Town Hall Report's Release;</li> <li>- Posted on the CBHC Website and included in October newsletter;</li> <li>- Tampa Bay Parenting magazine's November edition featured an article by R. Bacon that referenced the report with the website link for access;</li> <li>- R. Bacon was interviewed by WFLA's Brittany Muller and promoted the Town Hall Report findings and link;</li> <li>- WFLA website featured CBHC website link to access the Town Hall Report;</li> <li>- Report mailed to 39 local elected officials including the Florida Congressional members, the Hillsborough County Legislative Delegation, the Hillsborough County BOCC, the Plant City Commission, and the City of Tampa and City of Temple Terrace Council Members;</li> <li>- FaceBook Live event on the CBHC page promoted highlights from the report;</li> <li>- Report highlights were sent to all local Chambers of Commerce;</li> <li>- Riverview Chamber of Commerce posted the October CBHC FaceBook Live event on their Facebook page and included mention in their November newsletter.</li> </ul>
	<b>4. Strategic Initiatives Report</b>	<p>G. Stewart provided updates on ONEhillsborough initiative by zip-code and staff member:</p> <ul style="list-style-type: none"> <li>- Kas Tape, facilitates monthly Resource Collaboration Sessions at Robles Park RICH House (33603);</li> <li>- Daryl Clark, recently started facilitating Hillsborough Fatherhood Alliance meetings to collaborate with agencies focused on fatherhood (33610);</li> <li>- Marile Arce is working with Guinta Middle School and Frost Elementary to implement the Trauma Informed Schools Initiative. Teachers have been trained and many have agreed to become trauma coaches (33619).</li> </ul>
	<b>5. Human Resources Report</b>	<p>J. Furr introduced the Board to the following new employee:</p> <ul style="list-style-type: none"> <li>- Gil Moncada, Conference Center Coordinator</li> </ul>
	<b>ADJOURNMENT</b>	The meeting adjourned at 3:48 PM

## MOTIONS

1.	<i>Motion by Andy Mayts to approve the October 26, 2023 Regular Board Meeting Minutes; second by Katherine Essrig; motion carried (8-0).</i>
2.	<i>Motion by Lynn Gray to approve the Executive Director and Board Attorney to negotiate and enter into a Real Estate contract to purchase 308 W. Robertson St., Brandon, FL 33511; second by Gwen Myers; motion carried (8-0).</i>
3.	<i>Motion by Andy Mayts to approve the PRO 2024-01 Leading Grants. second by Lynn Gray. motion carried (8-0).</i>
4.	<i>Motion by Megan Proulx Dempsey to approve the PRO 2024-02 Uniting Grants. second by Gwen Myers. motion carried (8-0).</i>

READ AND APPROVED BY:

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ROBIN DELAVERGNE  
BOARD CHAIR

## **ACTION ITEM NO. 2**

### **Proceed to Closing – Brandon, FL**

**Initiator:** Paula Scott, Director of Operations

**Action:** Approval to proceed to closing for commercial property in Brandon, FL

**Date:** Regular Board Meeting, Thursday, January 25, 2024

#### **Recommended Action**

Approve the Board Attorney and Executive Director to proceed with real estate contract to closing for property located at 308 W. Robertson St., Brandon FL for \$1,575,000.00 plus closing costs associated with the purchase, if the survey encroachment is resolved, and further extend due diligence period if needed.

#### **Background**

During the Regular Board Meeting on August 24, 2023, the Board approved permission for the staff to explore the potential purchase of a commercial property to serve as a future Family Resource Center in Brandon.

The initial assessments of the building were reviewed by the Executive Committee during the Regular Executive Committee meeting on November 2, 2023. A special Executive Committee meeting was held on November 16, 2023, at which time the recommendation was to request approval from the full Board to approve the Board Attorney and Executive Director to negotiate and enter into a Real Estate Contract for up to \$1,750,000.00 for the property plus any additional due diligence and closing costs associated with the property purchase. The full Board approved the Executive Committee's recommendation at the November 16, 2023, Regular Board Meeting.

The Board Attorney and Executive Director proceeded to negotiate and enter into a Real Estate Contract for \$1,575,000.00 which included a 52-day due diligence period ending on January 28, 2024. The additional due diligence included a Phase 1 Environmental study, asbestos and lead paint testing and a boundary survey. The results were shared with the Executive Committee during the Regular Executive Committee meeting on January 11, 2024.

The boundary survey disclosed some encroachments which are exceptions on the title commitment. The Parties have extended the due diligence deadline (which period allows the Buyer to cancel the contract and receive a full refund of its deposit) through February 11, 2024, to see if the Seller can resolve the encroachment(s). The Executive Committee has made the recommendation to request approval from the full Board to proceed to closing for the property, assuming the encroachments can be satisfactorily resolved in the opinion of the Board Attorney.

Attachment A – Commercial Contract

Attachment B – First Amendment to the Commercial Contract

**Commercial Contract**

1. PARTIES AND PROPERTY: Children's Board of Hillsborough County ("Buyer")

agrees to buy and ISSA Corp, A Florida Corporation ("Seller")

agrees to sell the property as: Street Address: 308 W Robertson St. Brandon, FL 33511

PIN U-27-29-20-ZZZ-000002-64520.0

Legal Description: See Exhibit A, attached hereto and incorporated herein

and the following Personal Property: Historical Brandon Theater Sign, Metal shelving in storage buildings;

all other personal property, including shipping containers, shall be removed.

(all collectively referred to as the "Property") on the terms and conditions set forth below.

2. PURCHASE PRICE: \$ 1,575,000.00

(a) Deposit held in escrow by Bennett Jacobs & Adams \$ 0  
("Escrow Agent") (checks are subject to actual and final collection)

Escrow Agent's address: 2109 E Palm Ave. Tampa 33605 Phone: 813 452 2882

(b) Additional deposit to be made to Escrow Agent within 7 days after Effective Date \$ 50,000.00

(c) Additional deposit to be made to Escrow Agent within      days after Effective Date \$     

(d) Total financing (see Paragraph 5) \$     

(e) Other      \$     

(f) All deposits will be credited to the purchase price at closing. Balance to close, subject to adjustments and prorations, to be paid with locally drawn cashier's or official bank check(s) or wire transfer. \$ 1,525,000.00

3. TIME FOR ACCEPTANCE; EFFECTIVE DATE; COMPUTATION OF TIME: Unless this offer is signed by Seller and Buyer and an executed copy delivered to all parties on or before 5 pm 12/8/2023, this offer will be withdrawn and the Buyer's deposit, if any, will be returned. The time for acceptance of any counter offer will be 3 days from the date the counter offer is delivered. The "Effective Date" of this Contract is the date on which the last one of the Seller and Buyer has signed or initialed and delivered this offer or the final counter offer. Calendar days will be used when computing time periods, except time periods of 5 days or less. Time periods of 5 days or less will be computed without including Saturday, Sunday, or national legal holidays. Any time period ending on a Saturday, Sunday, or national legal holiday will extend until 5:00 p.m. of the next business day. Time is of the essence in this Contract.

4. CLOSING DATE AND LOCATION:

(a) Closing Date: This transaction will be closed on 15 days after Due Diligence Period (Closing Date), unless specifically extended by other provisions of this Contract. The Closing Date will prevail over all other time periods including, but not limited to, Financing and Due Diligence periods. In the event insurance underwriting is suspended on Closing Date and Buyer is unable to obtain property insurance, Buyer may postpone closing up to 5 days after the insurance underwriting suspension is lifted.

Buyer (S) and Seller (A) acknowledge receipt of a copy of this page, which is Page 1 of 8 Pages.



37\* (b) Location: Closing will take place in Tampa, Hillsborough County, Florida. (If left blank, closing  
38 will take place in the county where the property is located.) Closing may be conducted by mail or electronic means.

39 **5. THIRD PARTY FINANCING:**

40\* **BUYER'S OBLIGATION:** Within \_\_\_\_\_ days (5 days if left blank) after Effective Date, Buyer will apply for third party  
41\* financing in an amount not to exceed \_\_\_\_\_% of the purchase price or \$ \_\_\_\_\_, with a fixed interest rate  
42\* not to exceed \_\_\_\_\_% per year with an initial variable interest rate not to exceed \_\_\_\_\_%, with points or commitment  
43\* or loan fees not to exceed \_\_\_\_\_% of the principal amount, for a term of \_\_\_\_\_ years, and amortized over \_\_\_\_\_  
44\* years, with additional terms as follows:

45\* \_\_\_\_\_  
46 Buyer will timely provide any and all credit, employment, financial and other information reasonably required by any  
47\* lender. Buyer will use good faith and reasonable diligence to (i) obtain Loan Approval within \_\_\_\_\_ days (45 days if  
48 left blank) from Effective Date (Loan Approval Date), (ii) satisfy terms and conditions of the Loan Approval, and  
49 (iii) close the loan. Buyer will keep Seller and Broker fully informed about loan application status and authorizes the  
50 mortgage broker and lender to disclose all such information to Seller and Broker. Buyer will notify Seller immediately  
51 upon obtaining financing or being rejected by a lender. **CANCELLATION:** If Buyer, after using good faith and  
52\* reasonable diligence, fails to obtain Loan Approval by Loan Approval Date, Buyer may within \_\_\_\_\_ days (3 days if left  
53 blank) deliver written notice to Seller stating Buyer either waives this financing contingency or cancels this Contract.  
54 If Buyer does neither, then Seller may cancel this Contract by delivering written notice to Buyer at any time  
55 thereafter. Unless this financing contingency has been waived, this Contract shall remain subject to the  
56\* satisfaction, by closing, of these conditions of Loan Approval related to the Property. **DEPOSIT(S)** (for purposes  
57 of Paragraph 5 only): If Buyer has used good faith and reasonable diligence but does not obtain Loan  
58 Approval by Loan Approval Date and thereafter either party elects to cancel this Contract as set forth above or the  
59 lender fails or refuses to close on or before the Closing Date without fault on Buyer's part, the Deposit(s) shall be  
60 returned to Buyer, whereupon both parties will be released from all further obligations under this Contract, except for  
61 obligations stated herein as surviving the termination of this Contract. If neither party elects to terminate this Contract  
62 as set forth above or Buyer fails to use good faith or reasonable diligence as set forth above, Seller will be entitled to  
63 retain the Deposit(s) if the transaction does not close.

64\* **6. TITLE:** Seller has the legal capacity to and will convey marketable title to the Property by ☒ statutory warranty  
65\* deed ☐ other \_\_\_\_\_, free of liens, easements and encumbrances of record or  
66 known to Seller, but subject to property taxes for the year of closing; covenants, restrictions and public utility  
67 easements of record; existing zoning and governmental regulations; and (list any other matters to which title will be  
68\* subject) \_\_\_\_\_

69\* \_\_\_\_\_  
70 provided there exists at closing no violation of the foregoing and none of them prevents Buyer's intended use of the  
71\* Property as commercial office space

72 (a) Evidence of Title: The party who pays the premium for the title insurance policy will select the closing agent  
73\* and pay for the title search and closing services. Seller will, at (check one) ~~Seller's~~ ☒ Buyer's expense and  
74\* within \_\_\_\_\_ days ☐ after Effective Date ☒ or at least 30 days before Closing Date deliver to Buyer (check one) JA  
75\* ☒ (i.) a title insurance commitment by a Florida licensed title insurer setting forth those matters to be 25B  
76 discharged by Seller at or before Closing and, upon Buyer recording the deed, an owner's policy in the amount  
77 of the purchase price for fee simple title subject only to exceptions stated above. If Buyer is paying for the  
78 evidence of title and Seller has an owner's policy, Seller will deliver a copy to Buyer within 15 days after  
79 Effective Date.  
80\* ☐ (ii.) an abstract of title, prepared or brought current by an existing abstract firm or certified as correct by an  
81 existing firm. However, if such an abstract is not available to Seller, then a prior owner's title policy acceptable  
82 to the proposed insurer as a base for reissuance of coverage may be used. The prior policy will include copies  
83 of all policy exceptions and an update in a format acceptable to Buyer from the policy effective date and  
84 certified to Buyer or Buyer's closing agent together with copies of all documents recited in the prior policy and  
85 in the update. If such an abstract or prior policy is not available to Seller then (i.) above will be the evidence of  
86 title.

87 (b) Title Examination: Buyer will, within 15 days from receipt of the evidence of title deliver written notice to Seller  
88 of title defects. Title will be deemed acceptable to Buyer if (1) Buyer fails to deliver proper notice of defects or

89\* Buyer (25B JA) and Seller (\_\_\_\_) (\_\_\_\_) acknowledge receipt of a copy of this page, which is Page 2 of 8 Pages.



(2) Buyer delivers proper written notice and Seller cures the defects within 10 days from receipt of the notice ("Curative Period"). If the defects are cured within the Curative Period, closing will occur within 10 days from receipt by Buyer of notice of such curing. Seller may elect not to cure defects if Seller reasonably believes any defect cannot be cured within the Curative Period. If the defects are not cured within the Curative Period, Buyer will have 10 days from receipt of notice of Seller's inability to cure the defects to elect whether to terminate this Contract or accept title subject to existing defects and close the transaction without reduction in purchase price.

(c) Survey: (check applicable provisions below)

☒ (i.) Seller will, within 15 days from Effective Date, deliver to Buyer copies of prior surveys, plans, specifications, and engineering documents, if any, and the following documents relevant to this transaction: environmental reports, surveys and any other reports related to the property, if available JA P56

prepared for Seller or in Seller's possession, which show all currently existing structures. In the event this transaction does not close, all documents provided by Seller will be returned to Seller within 10 days from the date this Contract is terminated.

☒ Buyer will, at ☐ Seller's ☒ Buyer's expense and within the time period allowed to deliver and examine title evidence, obtain a current certified survey of the Property from a registered surveyor. If the survey reveals encroachments on the Property or that the improvements encroach on the lands of another, ☐ Buyer will accept the Property with existing encroachments ☒ such encroachments will constitute a title defect to be cured within the Curative Period.

(d) Ingress and Egress: Seller warrants that the Property presently has ingress and egress.

7. PROPERTY CONDITION: Seller will deliver the Property to Buyer at the time agreed in its present "as is" condition, ordinary wear and tear excepted, and will maintain the landscaping and grounds in a comparable condition. Seller makes no warranties other than marketability of title. In the event that the condition of the Property has materially changed since the expiration of the Due Diligence Period, Buyer may elect to terminate the Contract and receive a refund of any and all deposits paid, plus interest, if applicable. By accepting the Property "as is", Buyer waives all claims against Seller for any defects in the Property. (Check (a) or (b))

☐ (a) As Is: Buyer has inspected the Property or waives any right to inspect and accepts the Property in its "as is" condition.

☒ (b) Due Diligence Period: Buyer will, at Buyer's expense and within 52 days from Effective Date ("Due Diligence Period"), determine whether the Property is suitable, in Buyer's sole and absolute discretion, for Buyer's intended use and development of the Property as specified in Paragraph 6. During the Due Diligence Period, Buyer may conduct any tests, analyses, surveys and investigations ("Inspections") which Buyer deems necessary to determine to Buyer's satisfaction the Property's engineering, architectural, environmental properties; zoning and zoning restrictions; flood zone designation and restrictions; subdivision regulations; soil and grade; availability of access to public roads, water, and other utilities; consistency with local, state and regional growth management and comprehensive land use plans; availability of permits, government approvals and licenses; compliance with American with Disabilities Act; absence of asbestos, soil and ground water contamination; and other inspections that Buyer deems appropriate to determine the suitability of the Property for Buyer's intended use and development. Buyer will deliver written notice to Seller prior to the expiration of the Due Diligence Period of Buyer's determination of whether or not the Property is acceptable. Buyer's failure to comply with this notice requirement will constitute acceptance of the Property in its present "as is" condition. Seller grants to Buyer, its agents, contractors and assigns, the right to enter the Property at any time during the Due Diligence Period for the purpose of conducting Inspections; provided, however, that Buyer, its agents, contractors and assigns enter the Property and conduct Inspections at their own risk. Buyer will indemnify and hold Seller harmless from losses, damages, costs, claims and expenses of any nature, including attorneys' fees at all levels, and from liability to any person, arising from the conduct of any and all inspections or any work authorized by Buyer. Buyer will not engage in any activity that could result in a mechanic's lien being filed against the Property without Seller's prior written consent. In the event this transaction does not close, (1) Buyer will repair all damages to the Property resulting from the Inspections and return the Property to the condition it was in prior to conduct of the Inspections, and (2) Buyer will, at Buyer's expense release to Seller all reports and other work generated as a result of the Inspections. Should Buyer deliver timely notice that the Property is not acceptable, Seller agrees that Buyer's deposit will be immediately returned to Buyer and the Contract terminated.

(c) Walk-through Inspection: Buyer may, on the day prior to closing or any other time mutually agreeable to the

Buyer (P56) ( ) and Seller (JA) ( ) acknowledge receipt of a copy of this page, which is Page 3 of 8 Pages.



parties, conduct a final "walk-through" inspection of the Property to determine compliance with this paragraph and to ensure that all Property is on the premises.

**8. OPERATION OF PROPERTY DURING CONTRACT PERIOD:** Seller will continue to operate the Property and any business conducted on the Property in the manner operated prior to Contract and will take no action that would adversely impact the Property, tenants, lenders or business, if any. Any changes, such as renting vacant space, that materially affect the Property or Buyer's intended use of the Property will be permitted ☒ only with Buyer's consent ☐ without Buyer's consent.

**9. CLOSING PROCEDURE:** Unless otherwise agreed or stated herein, closing procedure shall be in accordance with the norms where the Property is located.

**(a) Possession and Occupancy:** Seller will deliver possession and occupancy of the Property to Buyer at closing. Seller will provide keys, remote controls, and any security/access codes necessary to operate all locks, mailboxes, and security systems.

**(b) Costs:** Buyer will pay Buyer's attorneys' fees, taxes and recording fees on notes, mortgages and financing statements and recording fees for the deed. Seller will pay Seller's attorneys' fees, taxes on the deed and recording fees for documents needed to cure title defects. If Seller is obligated to discharge any encumbrance at or prior to closing and fails to do so, Buyer may use purchase proceeds to satisfy the encumbrances.

**(c) Documents:** Seller will provide the deed; bill of sale; mechanic's lien affidavit; originals of those assignable service and maintenance contracts that will be assumed by Buyer after the Closing Date and letters to each service contractor from Seller advising each of them of the sale of the Property and, if applicable, the transfer of its contract, and any assignable warranties or guarantees received or held by Seller from any manufacturer, contractor, subcontractor, or material supplier in connection with the Property; current copies of the condominium documents, if applicable; assignments of leases, updated rent roll; tenant and lender estoppels letters; tenant subordination, non-disturbance and attornment agreements (SNDAs) required by the Buyer or Buyer's lender; assignments of permits and licenses; corrective instruments; and letters notifying tenants of the change in ownership/rental agent. If any tenant refuses to execute an estoppels letter, Seller will certify that information regarding the tenant's lease is correct. If Seller is an entity, Seller will deliver a resolution of its Board of Directors authorizing the sale and delivery of the deed and certification by the appropriate party certifying the resolution and setting forth facts showing the conveyance conforms to the requirements of local law. Seller will transfer security deposits to Buyer. Buyer will provide the closing statement, mortgages and notes, security agreements, and financing statements.

**(d) Taxes and Prorations:** Real estate taxes, personal property taxes on any tangible personal property, bond payments assumed by Buyer, interest, rents (based on actual collected rents), association dues, insurance premiums acceptable to Buyer, and operating expenses will be prorated through the day before closing. If the amount of taxes for the current year cannot be ascertained, rates for the previous year will be used with due allowance being made for improvements and exemptions. Any tax proration based on an estimate will, at request of either party, be readjusted upon receipt of current year's tax bill; this provision will survive closing.

**(e) Special Assessment Liens:** Certified, confirmed, and ratified special assessment liens as of the Closing Date will be paid by Seller. If a certified, confirmed, and ratified special assessment is payable in installments, Seller will pay all installments due and payable on or before the Closing Date, with any installment for any period extending beyond the Closing Date prorated, and Buyer will assume all installments that become due and payable after the Closing Date. Buyer will be responsible for all assessments of any kind which become due and owing after Closing Date, unless an improvement is substantially completed as of Closing Date. If an improvement is substantially completed as of the Closing Date but has not resulted in a lien before closing, Seller will pay the amount of the last estimate of the assessment. This subsection applies to special assessment liens imposed by a public body and does not apply to condominium association special assessments.

**(f) Foreign Investment in Real Property Tax Act (FIRPTA):** If Seller is a "foreign person" as defined by FIRPTA, Seller and Buyer agree to comply with Section 1445 of the Internal Revenue Code. Seller and Buyer will complete, execute, and deliver as directed any instrument, affidavit, or statement reasonably necessary to comply with the FIRPTA requirements, including delivery of their respective federal taxpayer identification numbers or

Buyer 256 and Seller 1A acknowledge receipt of a copy of this page, which is Page 4 of 8 Pages.

193 Social Security Numbers to the closing agent. If Buyer does not pay sufficient cash at closing to meet the  
194 withholding requirement, Seller will deliver to Buyer at closing the additional cash necessary to satisfy the  
195 requirement.

196 **10. ESCROW AGENT:** Seller and Buyer authorize Escrow Agent or Closing Agent (collectively "Agent") to  
197 receive, deposit, and hold funds and other property in escrow and, subject to collection, disburse them in accordance  
198 with the terms of this Contract. The parties agree that Agent will not be liable to any person for misdelivery of  
199 escrowed items to Seller or Buyer, unless the misdelivery is due to Agent's willful breach of this Contract or gross  
200 negligence. If Agent has doubt as to Agent's duties or obligations under this Contract, Agent may, at Agent's option,  
201 (a) hold the escrowed items until the parties mutually agree to its disbursement or until a court of competent  
202 jurisdiction or arbitrator determines the rights of the parties or (b) deposit the escrowed items with the clerk of  
203 the court having jurisdiction over the matter and file an action in interpleader. Upon notifying the parties of such action,  
204 Agent will be released from all liability except for the duty to account for items previously delivered out of escrow. If  
205 Agent is a licensed real estate broker, Agent will comply with Chapter 475, Florida Statutes. In any suit in which Agent  
206 interpleads the escrowed items or is made a party because of acting as Agent hereunder, Agent will recover  
207 reasonable attorney's fees and costs incurred, with these amounts to be paid from and out of the escrowed items and  
208 charged and awarded as court costs in favor of the prevailing party.

209 **11. CURE PERIOD:** Prior to any claim for default being made, a party will have an opportunity to cure any alleged  
210 default. If a party fails to comply with any provision of this Contract, the other party will deliver written notice to the non-  
211 complying party specifying the non-compliance. The non-complying party will have 10 days (5 days if left blank) after  
212 delivery of such notice to cure the non-compliance. Notice and cure shall not apply to failure to close.

213 **12. RETURN OF DEPOSIT:** Unless otherwise specified in the Contract, in the event any condition of this Contract is  
214 not met and Buyer has timely given any required notice regarding the condition having not been met, Buyer's deposit  
215 will be returned in accordance with applicable Florida Laws and regulations.

216 **13. DEFAULT:**

217 (a) In the event the sale is not closed due to any default or failure on the part of Seller other than failure to make  
218 the title marketable after diligent effort, Buyer may either (1) receive a refund of Buyer's deposit(s) or (2) seek  
219 specific performance. If Buyer elects a deposit refund, Seller will be liable to Broker for the full amount of the  
220 brokerage fee.

221 (b) In the event the sale is not closed due to any default or failure on the part of Buyer, Seller may either (1) retain  
222 all deposit(s) paid or agreed to be paid by Buyer as agreed upon liquidated damages, consideration for the  
223 execution of this Contract, and in full settlement of any claims, upon which this Contract will terminate or (2) seek  
224 specific performance. If Seller retains the deposit, Seller will pay the Brokers named in Paragraph 20 fifty percent  
225 of all forfeited deposits retained by Seller (to be split equally among the Brokers) up to the full amount of the  
226 brokerage fee. If Buyer fails to timely place a deposit as required by this Contract, Seller may either (1) terminate  
227 the Contract and seek the remedy outlined in this subparagraph or (2) proceed with the Contract without waiving  
228 any remedy for Buyer's default.

229 **14. ATTORNEY'S FEES AND COSTS:** In any claim or controversy arising out of or relating to this Contract, the  
230 prevailing party, which for purposes of this provision will include Buyer, Seller and Broker, will be awarded reasonable  
231 attorneys' fees, costs, and expenses.

232 **15. NOTICES:** All notices will be in writing and may be delivered by mail, overnight courier, personal delivery, or  
233 electronic means. Parties agree to send all notices to addresses specified on the signature page(s). Any notice,  
234 document, or item given by or delivered to an attorney or real estate licensee (including a transaction broker)  
235 representing a party will be as effective as if given by or delivered to that party.

236 **16. DISCLOSURES:**

237 (a) **Commercial Real Estate Sales Commission Lien Act:** The Florida Commercial Real Estate Sales  
238 Commission Lien Act provides that a broker has a lien upon the owner's net proceeds from the sale of commercial  
239 real estate for any commission earned by the broker under a brokerage agreement. The lien upon the owner's net

240 Buyer (JB) ( ) and Seller (JA) ( ) acknowledge receipt of a copy of this page, which is Page 5 of 8 Pages.



proceeds is a lien upon personal property which attaches to the owner's net proceeds and does not attach to any interest in real property. This lien right cannot be waived before the commission is earned.

(b) **Special Assessment Liens Imposed by Public Body:** The Property may be subject to unpaid special assessment lien(s) imposed by a public body. (A public body includes a Community Development District.) Such liens, if any, shall be paid as set forth in Paragraph 9(e).

(c) **Radon Gas:** Radon is a naturally occurring radioactive gas that, when it has accumulated in a building in sufficient quantities, may present health risks to persons who are exposed to it over time. Levels of radon that exceed federal and state guidelines have been found in buildings in Florida. Additional information regarding radon and radon testing may be obtained from your county public health unit.

(d) **Energy-Efficiency Rating Information:** Buyer acknowledges receipt of the information brochure required by Section 553.996, Florida Statutes.

**17. RISK OF LOSS:**

(a) If, after the Effective Date and before closing, the Property is damaged by fire or other casualty, Seller will bear the risk of loss and Buyer may cancel this Contract without liability and the deposit(s) will be returned to Buyer. Alternatively, Buyer will have the option of purchasing the Property at the agreed upon purchase price and Seller will credit the deductible, if any and transfer to Buyer at closing any insurance proceeds, or Seller's claim to any insurance proceeds payable for the damage. Seller will cooperate with and assist Buyer in collecting any such proceeds. Seller shall not settle any insurance claim for damage caused by casualty without the consent of the Buyer.

(b) If, after the Effective Date and before closing, any part of the Property is taken in condemnation or under the right of eminent domain, or proceedings for such taking will be pending or threatened, Buyer may cancel this Contract without liability and the deposit(s) will be returned to Buyer. Alternatively, Buyer will have the option of purchasing what is left of the Property at the agreed upon purchase price and Seller will transfer to the Buyer at closing the proceeds of any award, or Seller's claim to any award payable for the taking. Seller will cooperate with and assist Buyer in collecting any such award.

**18. ASSIGNABILITY; PERSONS BOUND:** This Contract may be assigned to a related entity, and otherwise ☒ is not assignable ☐ is assignable. If this Contract may be assigned, Buyer shall deliver a copy of the assignment agreement to the Seller at least 5 days prior to Closing. The terms "Buyer," "Seller" and "Broker" may be singular or plural. This Contract is binding upon Buyer, Seller and their heirs, personal representatives, successors and assigns (if assignment is permitted).

**19. MISCELLANEOUS:** The terms of this Contract constitute the entire agreement between Buyer and Seller. Modifications of this Contract will not be binding unless in writing, signed and delivered by the party to be bound. Signatures, initials, documents referenced in this Contract, counterparts and written modifications communicated electronically or on paper will be acceptable for all purposes, including delivery, and will be binding. Handwritten or typewritten terms inserted in or attached to this Contract prevail over preprinted terms. If any provision of this Contract is or becomes invalid or unenforceable, all remaining provisions will continue to be fully effective. This Contract will be construed under Florida law and will not be recorded in any public records.

**20. BROKERS:** Neither Seller nor Buyer has used the services of, or for any other reason owes compensation to, a licensed real estate Broker other than:

(a) **Seller's Broker:** Nathan Gennara, A L Commercial, Inc.

(Company Name)

(Licensee)

1810 E 5th Ave., Tampa, FL 33605

(Address, Telephone, Fax, E-mail)

who ☒ is a single agent ☐ is a transaction broker ☐ has no brokerage relationship and who will be compensated

by ☒ Seller ☐ Buyer ☐ both parties pursuant to ☐ a listing agreement ☒ other (specify) \_\_\_\_\_

6% of purchase price

Buyer JA and Seller RSB acknowledge receipt of a copy of this page, which is Page 6 of 8 Pages.

288\* (b) Buyer's Broker: None  
289\* (Company Name) (Licensee)

290\*  
291\* (Address, Telephone, Fax, E-mail)

292\* who ☐ is a single agent ☐ is a transaction broker ☐ has no brokerage relationship and who will be compensated  
293\* by ☐ Seller's Broker ☐ Seller ☐ Buyer ☐ both parties pursuant to ☐ an MLS offer of compensation ☒ other (specify)  
294\* N/A

295 (collectively referred to as "Broker") in connection with any act relating to the Property, including but not limited to  
296 inquiries, introductions, consultations, and negotiations resulting in this transaction. Seller and Buyer agree to  
297 indemnify and hold Broker harmless from and against losses, damages, costs and expenses of any kind, including  
298 reasonable attorneys' fees at all levels, and from liability to any person, arising from (1) compensation claimed which is  
299 inconsistent with the representation in this Paragraph, (2) enforcement action to collect a brokerage fee pursuant to  
300 Paragraph 10, (3) any duty accepted by Broker at the request of Seller or Buyer, which is beyond the scope of  
301 services regulated by Chapter 475, Florida Statutes, as amended, or (4) recommendations of or services provided and  
302 expenses incurred by any third party whom Broker refers, recommends, or retains for or on behalf of Seller or Buyer.

303 21. OPTIONAL CLAUSES: (Check if any of the following clauses are applicable and are attached as an addendum to  
304 this Contract):

305* <input type="checkbox"/> Arbitration	<input type="checkbox"/> Seller Warranty	<input type="checkbox"/> Existing Mortgage
306* <input type="checkbox"/> Section 1031 Exchange	<input type="checkbox"/> Coastal Construction Control Line	<input type="checkbox"/> Buyer's Attorney Approval
307* <input type="checkbox"/> Property Inspection and Repair	<input type="checkbox"/> Flood Area Hazard Zone	<input type="checkbox"/> Seller's Attorney Approval
308* <input type="checkbox"/> Seller Representations	<input type="checkbox"/> Seller Financing	<input checked="" type="checkbox"/> Other <u>See Attached Exhibit B</u>

309 22. ADDITIONAL TERMS:

310\*

311\*

312\*

313\*

314\*

315\*

316\*

317\*

318\*

319\*

320\*

321 THIS IS INTENDED TO BE A LEGALLY BINDING CONTRACT. IF NOT FULLY UNDERSTOOD, SEEK THE  
322 ADVICE OF AN ATTORNEY PRIOR TO SIGNING. BROKER ADVISES BUYER AND SELLER TO VERIFY ALL  
323 FACTS AND REPRESENTATIONS THAT ARE IMPORTANT TO THEM AND TO CONSULT AN APPROPRIATE  
324 PROFESSIONAL FOR LEGAL ADVICE (FOR EXAMPLE, INTERPRETING CONTRACTS, DETERMINING THE  
325 EFFECT OF LAWS ON THE PROPERTY AND TRANSACTION, STATUS OF TITLE, FOREIGN INVESTOR  
326 REPORTING REQUIREMENTS, ETC.) AND FOR TAX, PROPERTY CONDITION, ENVIRONMENTAL AND OTHER  
327 ADVICE. BUYER ACKNOWLEDGES THAT BROKER DOES NOT OCCUPY THE PROPERTY AND THAT ALL  
328 REPRESENTATIONS (ORAL, WRITTEN OR OTHERWISE) BY BROKER ARE BASED ON SELLER  
329 REPRESENTATIONS OR PUBLIC RECORDS UNLESS BROKER INDICATES PERSONAL VERIFICATION OF  
330 THE REPRESENTATION. BUYER AGREES TO RELY SOLELY ON SELLER, PROFESSIONAL INSPECTORS  
331 AND GOVERNMENTAL AGENCIES FOR VERIFICATION OF THE PROPERTY CONDITION, SQUARE FOOTAGE  
332 AND FACTS THAT MATERIALLY AFFECT PROPERTY VALUE.

333\* Buyer (Signature) ( ) and Seller (Signature) ( ) acknowledge receipt of a copy of this page, which is Page 7 of 8 Pages.



334 Each person signing this Contract on behalf of a party that is a business entity represents and warrants to the other  
335 party that such signatory has full power and authority to enter into and perform this Contract in accordance with its  
336 terms and each person executing this Contract and other documents on behalf of such party has been duly authorized  
337 to do so.

338\* Rebecca Bacon  
339 (Signature of Buyer)

Date: 12/06/2023

340\* Children's Board of Hillsborough County  
341 (Typed or Printed Name of Buyer)

Tax ID No: 59-2954998

342\* Title: Rebecca Bacon, Executive Director

Telephone: 813-204-1723

343\* \_\_\_\_\_  
344 (Signature of Buyer)

Date: \_\_\_\_\_

345\* \_\_\_\_\_  
346 (Typed or Printed Name of Buyer)

Tax ID No: \_\_\_\_\_

347\* Title: \_\_\_\_\_

Telephone: \_\_\_\_\_

348\* Buyer's Address for purpose of notice: 1002 E. Palm Avenue, Tampa, FL 33605

349\* Facsimile: \_\_\_\_\_

Email: \_\_\_\_\_

350\* Jamil Alissa  
351 (Signature of Seller)

Date: 12/06/2023 02:58 PM

352\* JAMIL ALISSA  
353 (Typed or Printed Name of Seller)

Tax ID No: \_\_\_\_\_

354\* Title: \_\_\_\_\_

Telephone: \_\_\_\_\_

355\* \_\_\_\_\_  
356 (Signature of Seller)

Date: \_\_\_\_\_

357\* \_\_\_\_\_  
358 (Typed or Printed Name of Seller)

Tax ID No: \_\_\_\_\_

359\* Title: \_\_\_\_\_

Telephone: \_\_\_\_\_

360\* Seller's Address for purpose of notice: \_\_\_\_\_

361\* Facsimile: \_\_\_\_\_

Email: \_\_\_\_\_

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**EXHIBIT A  
TO COMMERCIAL CONTRACT  
BETWEEN CHILDREN'S BOARD OF HILLSBOROUGH COUNTY  
AND  
ISSA CORP**

**REAL PROPERTY DESCRIPTION**

**PARCEL I:**

FROM THE SOUTHWEST CORNER OF LOT 1, BLOCK 3, BRANDON BUSINESS SITES UNIT NO. 1, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 37, PAGE 70, PUBLIC RECORDS OF PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA; RUN THENCE NORTH 10 FEET ALONG THE WEST BOUNDARY OF SAID BLOCK 3 TO A POINT OF BEGINNING; THENCE CONTINUE NORTH 377.00 FEET; THENCE NORTH 89 DEGREES 09' WEST, 83.00 FEET; THENCE SOUTH 377.90 FEET THENCE SOUTH 89 DEGREES 09' EAST, 83.00 FEET ALONG THE NORTH RIGHT OF WAY LINE OF ROBERTSON STREET, TO THE POINT OF BEGINNING. LESS THAT PART DEEDED TO HILLSBOROUGH COUNTY IN O.R. BOOK 1336, PAGE 638, DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF LOT 1, BLOCK 3, BRANDON BUSINESS SUITE UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 37, PAGE 70, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA; RUN THENCE NORTH 10 FEET; THENCE NORTH 89 DEGREES 09' WEST 65 FEET, TO A POINT OF BEGINNING; THENCE CONTINUE NORTH 89 DEGREES 09' WEST, 18 FEET; THENCE NORTH 377.90 FEET; THENCE SOUTH 89 DEGREES 09' EAST, 18 FEET; THENCE SOUTH 377.90 FEET TO THE POB, LESS THE NORTH 66 FEET THEREOF. ALL LYING AND BEING IN SECTION 27, TOWNSHIP 29 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA.

**PARCEL II:**

THE NORTH 66.0 FEET OF THE FOLLOWING DESCRIBED TRACT: FROM THE SOUTHWEST CORNER OF LOT 1, BLOCK 3 OF BRANDON BUSINESS SITES UNIT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 37, PAGE 70, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA RUN THENCE NORTH 10.0 FEET ALONG THE WEST BOUNDARY OF SAID BLOCK 3 TO A POINT OF BEGINNING; THENCE CONTINUE NORTH 377.90 FEET; THENCE NORTH 89 DEGREES 09' WEST 83.0 FEET; THENCE SOUTH 377.90 FEET; THENCE SOUTH 89 DEGREES 09' EAST, 83.0 FEET ALONG THE NORTH RIGHT OF WAY LINE OF ROBERTSON STREET, TO THE POINT OF BEGINNING, LESS THAT PART DESCRIBED AS FOLLOWS; FROM THE SOUTHWEST CORNER OF LOT 1, BLOCK 3, BRANDON BUSINESS SITES UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 37, PAGE 70 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA; RUN THENCE NORTH 10.00 FEET; THENCE NORTH 89 DEGREES 09' WEST, 65.0 FEET, TO A POB; THENCE CONTINUE NORTH 89 DEGREES 09' WEST, 18.0 FEET; THENCE NORTH 377.90 FEET, THENCE SOUTH 89 DEGREES 09' EAST, 18.0 FEET; THENCE SOUTH 377.90 FEET TO THE POB. ALL LYING AND BEING IN SECTION 27, TOWNSHIP 29 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA.

**Exhibit B to Commercial Contract**  
Upon Closing Buyer shall lease back the Property To Seller  
on the terms described below

December 5, 2023

Jamil Al-Issa, President  
ISSA CORP.  
308 W. Robertson Street  
Brandon, FL 33511

**RE: 308 W Robertson Street Brandon, FL**  
**Lease Proposal**

Dear Mr. Al-Issa:

The Children's Board of Hillsborough County presents the following proposal (this "LOI") to ISSA CORP ("Tenant"). The following basic terms and conditions provide the basis negotiation of a lease between Landlord and Tenant.

1. Landlord: Children's Board of Hillsborough County
2. Tenant: ISSA CORP
3. Building / Property: 308 W Robertson St., Brandon, FL 33511
4. Trade Name: Brandon Lighting
5. Use: The Premises will be used solely for the operation of a retail lighting store conducted in a first-class manner under the Trade Name.
6. Hours of Operation: Tenant shall operate its business during the Lease Term during normal retail business hours.
7. Premises: Approximately 8,114 square feet, identified as the retail lighting store and accompanying metal storage building. See Exhibit A.
8. Anticipated Delivery Date: Anticipated to be February 15, 2023, or closing of the Commercial Contract between the parties ("Closing"), whichever is earlier ("Delivery Date")
9. Opening and Rent Commencement Date: Tenant will open for business and rent will commence on the Delivery Date, or when Tenant

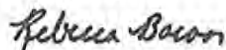
		opens for business, whichever occurs first ("Rent Commencement Date")
10.	Term:	60 Days from the Rent Commencement Date
11.	Option(s):	One 30-day extension upon payment of \$10,000.00;
12.	Base Rent:	None for the first 60 days; provided however Tenant shall pay all taxes, insurance and other occupancy expenses (NNN) as provided below. Flat rate of \$10,000.00 if the 30 Day Option is exercised, plus NNN. Lease shall terminate at end of 60/90 day term. Holdover base rent at \$35.00 per Sq. Ft.
13.	Percentage Rent:	N/A
14.	Sales Statement:	N/A
15.	Operating Expenses:	In addition to Base Rent, Tenant shall pay all costs to operate, repair and maintain Mechanical Electrical and Plumbing for the Building and including utilities, insurance as detailed in the Lease.
	Insurance:	TBA
16.	Real Estate Taxes:	Tenant shall pay its pro rata share of real estate taxes and assessments.
17.	Utilities and Trash:	All utilities, including electricity, water, gas, and trash service will be separately metered and paid for by Tenant.
18.	Assignment/Sublet:	Tenant shall not assign, sublet or otherwise transfer any interest in the Lease.
19.	Landlord Delivery Condition:	Landlord will deliver the Premises to Tenant in "as in" condition at Closing.
		The cost of performing any work beyond Landlord Delivery Condition will be paid by Tenant, and all such work will be subject to Landlord's approval.
20.	Tenant Improvement Allowance:	N/A

- |     |                      |  |
|-----|----------------------|--|
| 21. | Signage:             | As existing at Closing   |
| 22. | Lease Security:      | Security Deposit in the amount of \$20,000; Owner to Guaranty Lease.   |
| 23. | Prepayment of Rent:  | N/A.   |
| 24. | Radius Restriction:  | N/A.   |
| 25. | Contingency:         | This offer is void if the Closing does not occur.  |
| 26. | Brokerage Agreement: | N/A.   |
| 27. | Confidentiality:     | Tenant and Tenant's Broker shall keep the existence of this LOI and its terms, and any proposals, negotiations or agreements related thereto, strictly confidential, except as required to be disclosed to Tenant's partners, advisors, architects, legal counsel and lenders who are assisting Tenant in connection with the negotiation or consummation of the Lease or pursuant to a court order or subpoena. |
| 28. | Lease Form           | Landlord shall prepare the Lease on Landlord's standard form.  |

Landlord will be renovating the building for its own purposes upon termination of the lease. Tenant shall allow the Landlord or its agents, contractors, architects and trades, full and complete access to the building for the purposes of inspection, measuring, testing and the like during the lease term.

This letter identifies some of the general terms of the proposed lease upon which the parties are willing to proceed with further discussions and negotiations. Both parties agree that during the course of negotiations, either party may elect to terminate negotiations in that party's sole and absolute discretion. Only a fully executed and delivered lease will constitute a binding agreement. Notwithstanding the above, the Parties shall negotiate and endeavor to sign a lease at or around Closing.

Sincerely,



Rebecca Bacon, Executive Director  
Childrens Board of Hillsborough County

**AGREED AND ACKNOWLEDGED:**

**TENANT: ISSA CORP.**

By: Jamil Alissa

Name: JAMIL ALISSA

Title: DIRECTOR



**EXHIBIT A**  
**THE PREMISES**



**Bob Henriquez**  
**Hillsborough County Property Appraiser**

<https://www.hcpafl.org/>  
15th Floor County Ctr.  
601 E. Kennedy Blvd, Tampa, Florida 33602-4932  
Ph: (813) 272-6100

**Folio: 071452-0000**



**Owner Information**

**Owner Name** ISSA CORP  
**Mailing Address** 308 W ROBERTSON ST  
BRANDON, FL 33511-5117  
**Site Address** 308 W ROBERTSON ST, BRANDON  
**PIN** U-27-29-20-ZZZ-000002-64520.0  
**Folio** 071452-0000  
**Prior PIN**  
**Prior Folio** 000000-0000  
**Tax District** U - UNINCORPORATED  
**Property Use** 1130 1 STY STORE C  
**Plat Book/Page** /  
**Neighborhood** 223010.00 | South Brandon Area, N of Lumsden  
**Subdivision** ZZZ | UNPLATTED

**Value Summary**

Taxing District	Market Value	Assessed Value	Exemptions	Taxable Value
County	\$1,123,305	\$986,624	\$0	\$986,624
Public Schools	\$1,123,305	\$1,123,305	\$0	\$1,123,305
Municipal	\$1,123,305	\$986,624	\$0	\$986,624
Other Districts	\$1,123,305	\$986,624	\$0	\$986,624

Note: This section shows Market Value, Assessed Value, Exemptions, and Taxable Value for taxing districts. Because of changes in Florida Law, it is possible to have different assessed and taxable values on the same property. For example, the additional \$25,000 Homestead Exemption and the non-homestead CAP do not apply to public schools, and the Low Income Senior Exemption only applies to countywide and certain municipal millages.

**Sales Information**

Book / Page	Instrument	Month	Year	Type Inst	Qualified or Unqualified	Vacant or Improved	Price
26316 / 1051	2019007868	12	2018	WD	Unqualified	Improved	\$900,000
18310 / 0083	2007516181	08	2006	WD	Unqualified	Improved	\$100
10409 / 1214	2000289925	09	2000	WD	Unqualified	Improved	\$490,000
10053 / 0201	2000044059	01	2000	WD	Unqualified	Improved	\$292,000
10053 / 0231	2000044068	01	2000	QC	Unqualified	Improved	\$100
9816 / 1820	99279179	08	1999	CT	Unqualified	Improved	\$100
8059 / 0241	96045783	02	1996	WD	Qualified	Improved	\$350,000
4533 / 1208		04	1985	WD	Qualified	Improved	\$175,000

**Building Information**

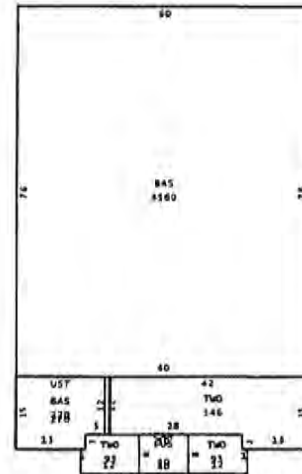
Building 1

Type 35 | STORE  
RETAIL

Year Built 1964

**Building 1 Construction Details**

Element	Code	Construction Detail
Class	C	Masonry or Concrete Frame
Exterior Wall	7	Masonry Frm: Stucco
Roof Structure	13	Prestress Concrete
Roof Cover	4	Blt.up Tar & Gravel
Interior Walls	5	Drywall
Interior Walls	7	Decorative Wall Cov.
Interior Flooring	8	Carpet
Heat/AC	2	Central
Plumbing	3	Typical
Condition	3	Average
Stories	1.0	
Units	6.0	
Wall Height	22.00	

**Building 1 subarea**

Area Type	Gross Area	Heated Area	Depreciated Value
BAS	4,560	4,560	\$527,446
BAS	270	270	\$31,230
CAN	80		\$2,776
FUS	80	80	\$9,253
TWO	1,092	1,092	\$126,309
TWO	186	186	\$21,514
TWO	186	186	\$21,514
UST	270		\$12,492
Totals	6,724	6,374	\$752,534

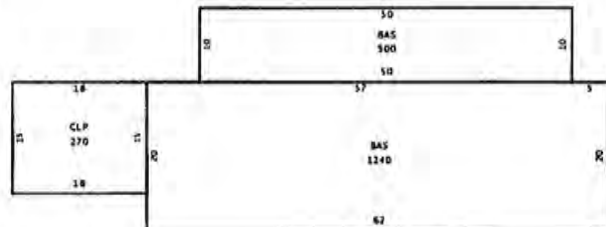
**Building 2**

Type 87 | PREFAB MTL  
BLD

Year Built 2002

**Building 2 Construction Details**

Element	Code	Construction Detail
Class	S	Metal Frame
Exterior Wall	12	Metal
Roof Structure	10	Steel Frame
Roof Cover	9	Metal
Interior Walls	1	Masonry or Minimum
Interior Flooring	3	Concrete Above Grade
Heat/AC	0	None
Plumbing	3	Typical
Condition	3	Average
Stories	1.0	
Units	2.0	
Wall Height	15.00	

**Building 2 subarea**

Area Type	Gross Area	Heated Area	Depreciated Value
BAS	1,240	1,240	\$39,339
BAS	500	500	\$15,862
CLP	270		\$5,139
Totals	2,010	1,740	\$60,340

**Extra Features**

OB/XF Code	Description	Building	Year On Roll	Length	Width	Units	Value
0020	ASPHALT PAVING	1	1964	0	0	8,350.00	\$8,768
0060	CONCRETE PAVEMENT	1	2002	0	0	575.00	\$1,734
0120	DECK WOOD	1	2002	0	0	225.00	\$1,361
0060	CONCRETE PAVEMENT	2	2002	0	0	710.00	\$3,725
0651	SHED NOT PERMANENTLY AFFIXED	2	2016	0	0	1.00	\$0

#### Land Information

Use Code	Description	Zone	Front	Depth	Land Type	Total Land Units	Land Value
CO1A	Comm Class 10	CG	0.0	0.0	SF   SQUARE FEET	24,570.00	\$294,840

#### Legal Description

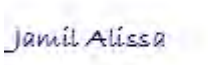
THAT PART OF NE 1/4 DESC AS BEG 10 FT N OF SW COR OF LOT 1 BLOCK 3 BRANDON BUSINESS SITES UNIT NO 1 AND RUN N 377.9 FT W 83 FT S 377.9 FT AND E 83 FT TO BEG LESS W 18 FT FOR RD

Certificate of Authenticity

Session Information

Signing Session ID:	e62e8ff1-7bdb-457a-adc3-cf78662771cc	Status:	Completed
Transaction Name:	308 W Robertson St	Created On:	12/6/2023 2:29:59 PM EST
Session Title:	308 W Robertson St	Last Modified:	12/6/2023 2:59:26 PM EST
Documents:	1	Owner:	Nathan Gennara
Signers:	1	Company:	A.L. Commercial, Inc.

Signer Information

Signature Events	Signature	Timestamp
Jamil Alissa		Sent: 12/6/2023 2:31:52 PM EST
alissajamil@yahoo.com		Viewed: 12/6/2023 2:57:25 PM EST
Signer Security: Email	IP Address: 47.196.84.11	Disclosure: 12/6/2023 2:57:25 PM EST
	ID: 26295c26-0ba8-40c3-a334-a54654920c5d	Signed: 12/6/2023 2:58:52 PM EST

Session Documents

Document	Signatures	Initials	Dates	FormFields	Dropdown	Checkbox	RadioButton
12.5.23 robertson property contract.pdf	1	12	1	1	0	0	0

Session Activity

Timestamp	IP Address	Activity
12/6/2023 2:59:26 PM EST	47.196.84.11	Session completed and closed by Nathan Gennara
12/6/2023 2:58:52 PM EST	47.196.84.11	Signing Completed by Jamil Alissa (alissajamil@yahoo.com)
12/6/2023 2:57:25 PM EST	47.196.84.11	Signature created and disclosure approved by Jamil Alissa (alissajamil@yahoo.com)
12/6/2023 2:31:52 PM EST	174.212.39.28	Invitation sent to Jamil Alissa(alissajamil@yahoo.com) by Nathan Gennara
12/6/2023 2:31:52 PM EST	174.212.39.28	eSignature Session Created by Nathan Gennara

Disclosure

Consumer Disclosure

Please read the information below regarding the terms and conditions of receiving documents, contracts, and disclosures electronically through the eSignature electronic signature system. If this information is to your satisfaction and you agree to the terms and conditions, please confirm your acceptance and agreement by checking the box ‘I Agree to the above Consumer Disclosure’ and selecting the ‘Create and Approve Signature button’.

Electronic distribution of documents and contracts

A.L. Commercial, Inc. (We, us, or the Company) acknowledges your agreement to receive required documents, contracts, notices, disclosures, authorizations, and other documents electronically through the eSignature electronic signature system. We appreciate and thank you for doing your part to go paperless and save our environment. Through the eSignature electronic signature system, we are able to save time and process a transaction faster. We do not have to print and mail paper copies, wait for signatures that could take days or weeks, and there are no delays associated with waiting for you to mail it back to us. Unless you tell us otherwise in accordance with the procedures described herein this disclosure, we will provide documents through this electronic method during the course of our relationship with you. If you do not agree with this process and method, please let us know as described below.

A.L. Commercial, Inc. outsources personal information to a third party processing and storage service provider which is located in the USA. The Buyer and Seller hereby acknowledge that personal information processed and stored by a US third party service provider is subject to the laws of that country and that information may be made available to the US government or its agencies under a lawful order made in that country.

### **Paper copies**

During the signing process on eSignature, you will have the opportunity to download and print your copies of the documents before and after signing. At any time, you may contact us to obtain paper copies of documents that have been provided to you electronically. To request paper copies, you must send an email to [nategennara@yahoo.com](mailto:nategennara@yahoo.com) and in the body of the email state your full name, address, telephone number, and the name of the document or transaction that you would like a paper copy for. If any fees apply, we will notify you.

### **Withdrawing your consent to sign electronically**

Once you have decided and agreed to the following disclosure to sign documents electronically, you may at any time thereafter decide to withdraw your consent and receive required documents only in paper format. There are several ways to inform us that you no longer wish to receive documents and sign electronically:

- a) During the electronic signing process, you may elect to 'decline' and indicate your reasons for declining and withdrawing your consent.
  - b) Send an email to [nategennara@yahoo.com](mailto:nategennara@yahoo.com) and in the body of the email indicate your full name, address, telephone number and that you no longer wish to sign electronically and instead would like to receive paper copies
- Please be aware that withdrawing your consent to sign electronically may result in delays and/or more time to complete a transaction. We will then have to print and mail paper copies to you, wait for you to receive and sign documents, then wait for you to mail it back and follow the same procedure with other parties to the transaction.

### **How to contact A.L. Commercial, Inc.**

At any time, you may contact us to change your email and contact information, request paper copies, or to indicate your change in consent to sign electronically hereafter.

Contact Name : Nathan Gennara  
Email Address : [nategennara@yahoo.com](mailto:nategennara@yahoo.com)  
Phone Number :

### **Hardware and Software Requirements**

The following are minimum hardware and software requirements to use the eSignature electronic signature system.

Operating Systems: Windows® 10, Windows® 8, Windows® 7, Windows Vista®, Mac OS® X 10.6 and higher.  
Browsers: Google Chrome® 36 and higher, Internet Explorer® 9.0 and higher, Mozilla Firefox® 31.0 and higher, Safari® 5.1.7 and higher.  
Screen Resolution: 800 x 600 minimum  
Security Settings: Allow per session cookies  
PDF Reader: Acrobat® or similar software to view and print PDF files

### **Your Acknowledgment and Consent to use electronic signatures**

To confirm to us that you can access this information electronically, which will be similar to other electronic documents that we will provide to you, please verify that you were able to read this electronic consumer disclosure and that you also were able to print on paper or electronically save this page for your future reference and access. Further, you consent to receiving notices and disclosures in electronic format on the terms and conditions described herein this consumer disclosure, please let us know by checking the 'I agree with the above Consumer Disclosure' box below.

By checking the 'I agree with the above Consumer Disclosure' box, I confirm that I can access and read this electronic consumer disclosure to consent to receipt of electronic documents, I can print on paper if I so choose, the disclosure and/or save to a place where I can print it for future reference and access, and until I notify A.L. Commercial, Inc. otherwise, I consent to receive from A.L. Commercial, Inc. electronic documents that are required to be provided or made available to me by A.L. Commercial, Inc. during the course of my relationship with A.L. Commercial, Inc..

**FIRST AMENDMENT TO COMMERCIAL CONTRACT**

This First Amendment to Commercial Contract ("**Amendment**") is made and entered into effective as of the 22<sup>nd</sup> day of January 2024, by and between **ISSA Corp.**, a Florida corporation ("**Seller**"), and **Children's Board of Hillsborough County**, a Florida special district ("**Buyer**"), (collectively, the "**Parties**") under the following circumstances:

**RECITALS**

- A. Seller and Buyer entered into that certain Commercial Contract ("**Contract**") having an Effective Date of December 7, 2023 concerning certain property located in Hillsborough County, Florida, more particularly described in the Contract (the "**Property**"); and
- B. Buyer has ordered <sup>and RSB</sup> received a survey on the Property and the Survey has disclosed certain encroachments over the Property lines which have resulted in exceptions on the title commitment for the Property (collectively, "**Exceptions**"); and
- C. Seller is in the process of rectifying the Exceptions; and
- D. The Parties desire to amend the Contract to extend the Due Diligence Period in order to give Seller additional time to rectify the Exceptions so Seller can transfer Title as required by the Contract; and
- E. Seller and <sup>Buyer RSB</sup> ~~Seller~~ desire to amend certain terms and conditions of the Contract as more particularly set forth below.

**AGREEMENT**

NOW, THEREFORE, in consideration of the premises and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, the Parties agree as follows:

1. The Due Diligence Period described in Section 7(b) of the Contract (Lines 117-140) shall be extended an additional 14 days from the current expiration date and the number "52" on Line 117 of the Contract shall be stricken and replaced with the number "66." The Due Diligence Period shall continue up to and including February 11, 2024.

2. All capitalized terms used herein without definition shall have the meanings ascribed to them in the Contract.

5. Except as amended hereby, the Contract is not otherwise altered or amended, and the Contract, as amended hereby, is hereby ratified and confirmed.



6. This Amendment may be executed in counterparts, each of which shall be deemed an original, but all of which together shall be deemed to be one and the same agreement. A signed copy of this Agreement delivered by facsimile, e-mail or other means of electronic transmission shall be deemed to have the same legal effect as delivery of an original signed copy of this Amendment.

[SIGNATURE PAGE TO IMMEDIATELY FOLLOW]



The parties have executed this First Amendment to Commercial Contract effective as of the date first written above.

**SELLER:**

ISSA Corp., a Florida corporation

By  \_\_\_\_\_  
Jurel Abisa (Jan 23, 2024 17:35 EST)

The parties have executed this First Amendment to Commercial Contract effective as of the date first written above.

**BUYER:**

Children's Board of Hillsborough County

By Rebecca Bacon




# Amendment to Commercial Contract 308 W Robertson

Final Audit Report

2024-01-22

Created:	2024-01-22
By:	Nathan Gennara (nathan@alcommercialinc.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAA7Vjk_Riy7xciWyTia3--Ly5Whf13eR6S

## "Amendment to Commercial Contract 308 W Robertson" History

-  Document created by Nathan Gennara (nathan@alcommercialinc.com)  
2024-01-22 - 6:48:12 PM GMT- IP address: 108.191.87.104
-  Document emailed to Jamil Alissa (jamil.alissa@gmail.com) for signature  
2024-01-22 - 6:48:16 PM GMT
-  Email viewed by Jamil Alissa (jamil.alissa@gmail.com)  
2024-01-22 - 10:31:57 PM GMT- IP address: 209.73.183.19
-  Document e-signed by Jamil Alissa (jamil.alissa@gmail.com)  
Signature Date: 2024-01-22 - 10:35:59 PM GMT - Time Source: server- IP address: 47.196.107.238
-  Agreement completed.  
2024-01-22 - 10:35:59 PM GMT



**Adobe Acrobat Sign**

**Approval of PRO 2024-05 Investment Grants**

**Initiator:** María Negrón, Director of Programs

**Action:** Approval of Pro 2024-05 Investment Grants

**Date:** Regular Board Meeting: January 25, 2024

**Recommended Action**

Recommend approval of a contract with five organizations from March 4, 2024 through September 30, 2024 for a total request up to \$ 2,728,640 which may be annualized up to \$4,687,123 in Year 2 to support programming in the following focus areas Children are Ready to Learn and Succeed and Family Support.

**Background**

A Request for Proposals (RFP) was released on September 14, 2023.

A total of seven proposals were received and five proceeded to the Community Review Team.

No proposals were recommended for funding in the focus area of Children are Healthy and Safe.

On January 9, 2024, Shabel Santiago facilitated the Community Review Team meeting. Community Review Team members included: Meriel Martinez, (Nonprofit Leadership Center), April Beck, (Oasis Pregnancy Center), and Selena Lewis Chaplain (Hillsborough County Public Schools).

**Summary of Investment Grants Reviewed**

Summary	Score	FY 2024 Request	FY 2025 Request
<p><b>Joshua Way of Hope</b> <i>Achievers</i></p> <p>The Achiever's program offers parenting classes and personalized training for students in grades (3 to 8), enhancing social behavior and academic skills. Parents and students learn stress management, conflict resolution, and family communication techniques. Includes case management, creating an educational family support plan, providing referrals, services and monitoring academic progress.</p> <p><b>Focus Area:</b> Children are Ready to Learn and Succeed, Family Support <b>Location:</b> Countywide</p>	93	\$900,000	\$1,200,000

**Approval of PRO 2024-05 Investment Grants**

<b>Summary</b>	<b>Score</b>	<b>FY 2024 Request</b>	<b>FY 2025 Request</b>
<p><b>Children's Home Network</b> <i>Caregiver Support Services of Hillsborough County</i></p> <p>CSS will provide clinical and wraparound family support to caregivers and their families to help prevent child abuse and neglect through "respite" (short-term) in-home services and will serve children between the ages of 0-13 who have physical disabilities, social-emotional challenges, or developmental delays/disabilities and their caregivers experiencing serious situational stressors.</p> <p><b>Focus Area:</b> Children are Ready to Learn and Succeed, Family Support <b>Location:</b> Countywide</p>	96	\$670,320	\$1,124,520
<p><b>The Skills Center, Inc.</b> <i>Middle School Youth Opportunity</i></p> <p>Middle School Youth Opportunity (YO) will provide middle school youth with sports-based youth development to support academic success, build durable skills, and improve physical and mental well-being. Parents/caregivers will participate in activities to support their youth's development.</p> <p><b>Focus Area:</b> Children are Ready to Learn and Succeed, Family Support. <b>Location:</b> Countywide/East Tampa</p>	93.33	\$529,399	\$921,424
<p><b>The Boys and Girls Clubs of Tampa Bay</b> <i>After Zone Initiative at Giunta Middle School</i></p> <p>The After Zone Initiative at Giunta Middle School will provide necessary before, during, and after-school and summer academic and enrichment support for middle school student who are struggling with learning loss, are at-risk of failing a class, and/or will not be promoted to the next grade.</p> <p><b>Focus Area:</b> Children are Ready to Learn and Succeed <b>Location:</b> Riverview/Giunta Middle School</p>	92.67	\$244,593	\$241,179

**Approval of PRO 2024-05 Investment Grants**

Summary	Score	FY 2024 Request	FY 2025 Request
<p><b>Redefiners World Languages, Inc.</b> Multilingual Citizens Program (MCP)</p> <p>Multilingual Citizens Program (MCP) provides free language classes for Hillsborough County parents/caregivers, children ages 5-11, youth 12-14 and professionals serving families learn Arabic, English, Mandarin or Spanish for 8-12 weeks at several community centers and schools across the county.</p> <p><b>Focus Area:</b> Children are Ready to Learn and Succeed, Family Support <b>Location:</b> Countywide/ Mort and Corr Elementary</p> <p><b>Note:</b> The Proposal Submission included the current contract with additional expansion funds. The amount listed here is the additional amount that will be added to the existing contract as part of an amendment.</p>	96.67	\$384,328	\$1,200,000
<b>Total:</b>		\$2,728,640	\$4,687,123

---

**Approval of PRO 2024-08 Leading Grants**

**Initiator:** María Negrón, Director of Programs

**Action:** Approval of PRO 2024-08 Leading or Uniting Grants

**Date:** Regular Board Meeting: January 25, 2024

**Recommended Action**

Recommend approval of a Request for Proposals for new funding release up to \$1,000,000 to support programming in the focus areas of Children are Ready to Learn and Succeed and Family Support with a contract term in FY 2024 (which goes through September 30, 2024).

**Background**

This Request for Proposal was not included in the New Funding portion of the approved FY 2023-2024 budget.

Funding is available due to unallocated funds from completed 2024 releases and awards.

Needs in these areas have been identified at the neighborhood level through community discussions as well as the Town Hall summary.

Funding in FY 2024 will allow awarded programs to have a start-up expenses, provide services, and will be renewed annually through FY 2026 or 2027 depending on final grant platform type.

The RFP is in draft and term dates have not yet been confirmed.

**Children's Board of Hillsborough County  
Executive Director Report**

**November 16, 2023 – January 25, 2024**

**56 Meetings**

Elisa Cramer
Tampa Bay Area Advocates for Children Awards
From Surviving to Thriving Workshop
Commission on the Status of Women
Partner in Prevention Training
Marlene Spalten – Community Foundation Tampa Bay
Jeffrey Fabian - Rampello K-8 All Pro Dads
Dr. Fred Hicks – Early Learning Coalition ( ELC)
Jennifer Robinson – Hillsborough Quality Early Education for Dependent Youth (HQEEDY)
Early Childhood System of Care Meeting
FACCT Weekly Meeting
Marisa Mowat – Healthy Start
Tour of Brandon Property
Infant Safe Sleep CEO Roundtable
Sarah Cole - Glazer Children's Museum
Q3 2023 CIRRT Advisory Committee Meeting
Aaron Stitt - Department of Children & Families
HQEEDY Meeting
FACCT Weekly Meeting
Tampa Bay Partnership Meeting with Rep. Fiona McFarland
83 Degrees Interview
ELC Special Board Meeting
Freddy Barton – Safe and Sound Hillsborough (SSH)
Kimberly Overman – Housing Leadership Council of Tampa Bay
FACCT 2023 Annual Meeting
RICH House Speaking Event & Resource Community Collaboration
Clara Reynolds – Crisis Center of Tampa Bay
SSH Leadership Council
Rampello Elementary All Pro Dads Speaking Event
Season's Readings Event and Tour of Mort Elementary
Early Childhood Council Developmental Screenings
Dr. Doug Holt and Dr. Joseph Ladapo - Florida Department of Health
Melissa Golombek - Tampa General Hospital
FACCT Weekly Meeting
Congresswoman Kathy Castor
FACCT Policy Group Meeting
FACCT Weekly Meeting
Women in Leadership Group
Community Alliance
Dr. Daphne Fudge
Child Abuse Death Review (CADR)
Dr. Doug Holt Florida Department of Health
Pam Jeffre – Success 4 Kids and Families



**Children's Board of Hillsborough County**

**Executive Director Report**

**November 16, 2023 – January 25, 2024**

**56 Meetings**

FACCT Weekly Meeting
Ashley Dietz – Florida Philanthropic Network
City of Tampa MLK Day Parade
Lorena Hardwick Feeding Tampa Bay
Michele Watson – FACCT
Hillsborough County Public Schools
Heather Agazzi – USF
Freddy Williams – Boys & Girls Club
myON Annual Executive Review
JLT Community Advisory Board
Tour of MOSI with John Smith
Florida Education Funders January Meeting
FACCT Policy Meeting





Children's Board  
HILLSBOROUGH COUNTY

[www.ChildrensBoard.org](http://www.ChildrensBoard.org)

# **Fiscal Year 2022–2023**

## **OUTCOME HIGHLIGHTS**

**JANUARY 2024**



# COLLECTIVE IMPACT

**45** Funded agencies contributed  
to outcomes

**70** Programs reporting  
participant data

**74** % OF OUTCOMES AT OR  
ABOVE BENCHMARK TARGETS

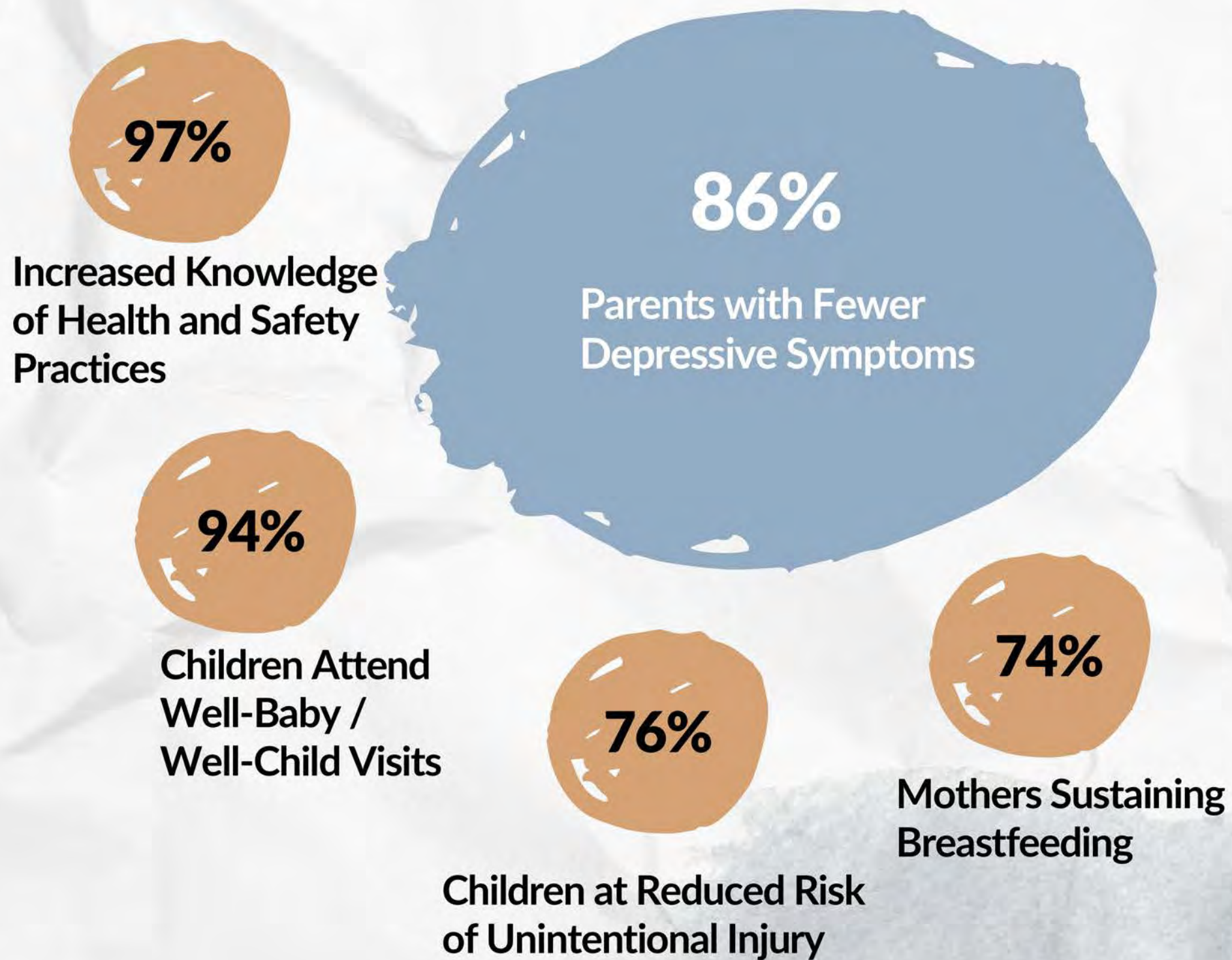




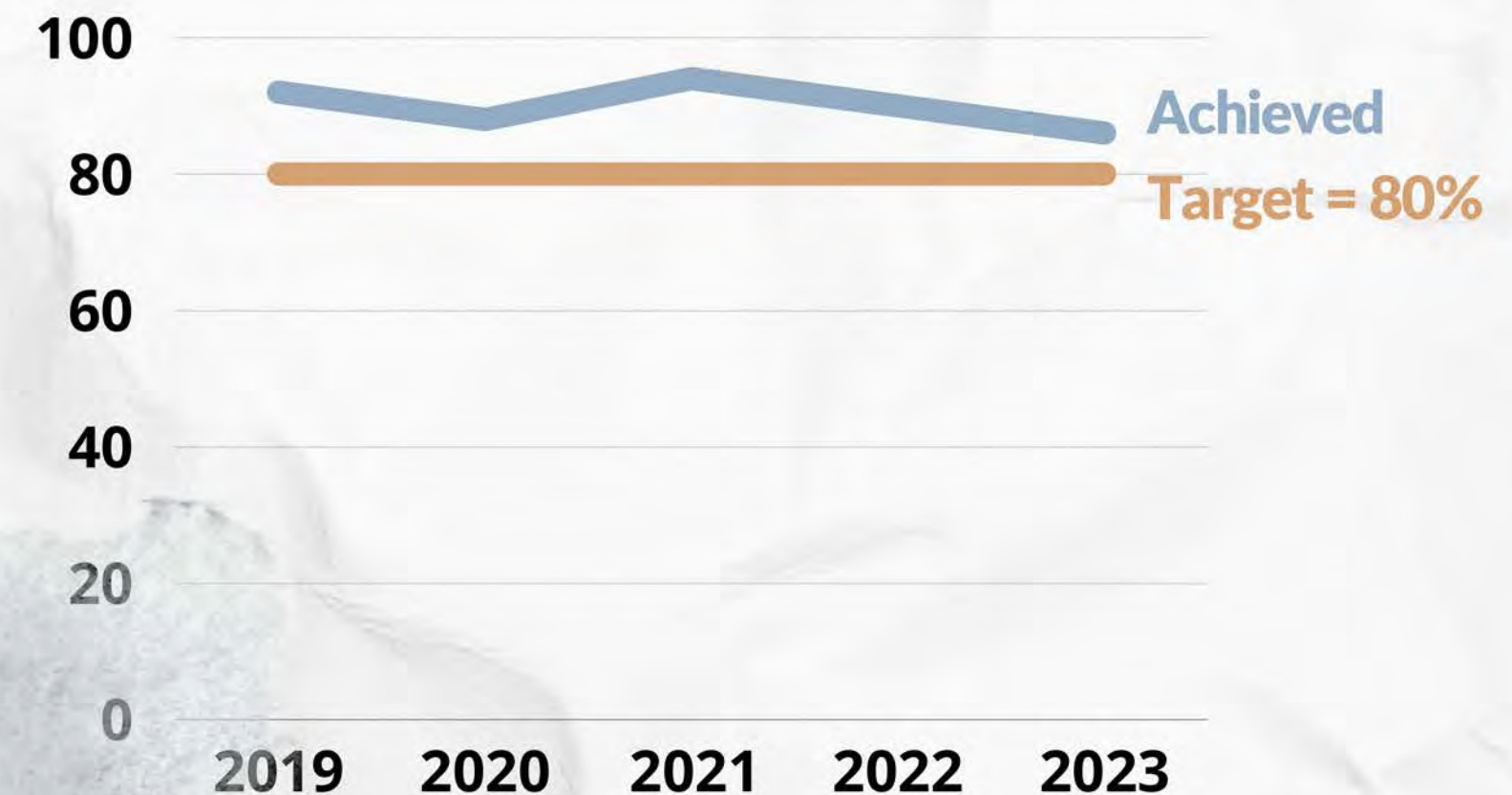
**CHILDREN ARE  
HEALTHY AND SAFE**







The percentage of parents with fewer depressive symptoms consistently remained above the expected target level and was at the highest level in 2021 with slight decreases shown in the last two years.





**CHILDREN ARE  
DEVELOPMENTALLY  
ON TRACK**



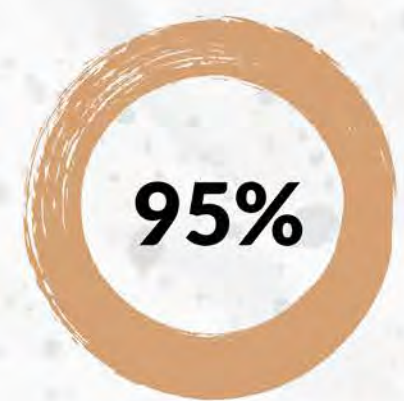


# CHILD DEVELOPMENTAL SCREENINGS

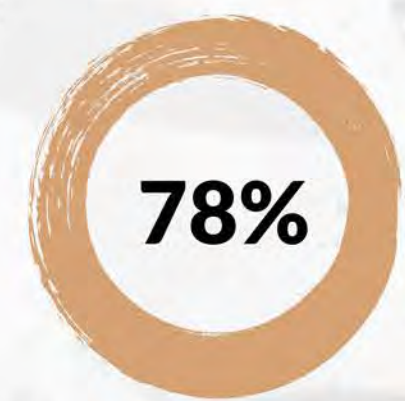
The **number of developmental screenings** provided to children served in our programs has exceeded 4,700 for the past four years. The most screenings occurred in 2021 with a slight downward trend in the past two years.



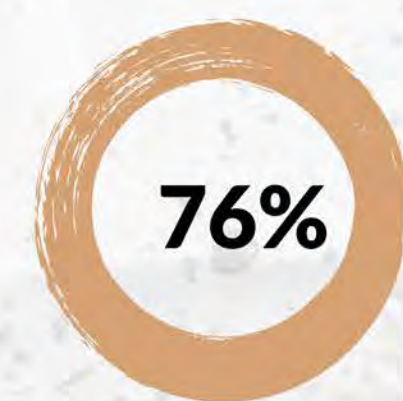
Children with Improved Social-Emotional Competence



Parents support their child's healthy development



Children with Hearing Concerns Linked with Medical Assessment



Children with Vision Concerns Linked with Medical Assessment





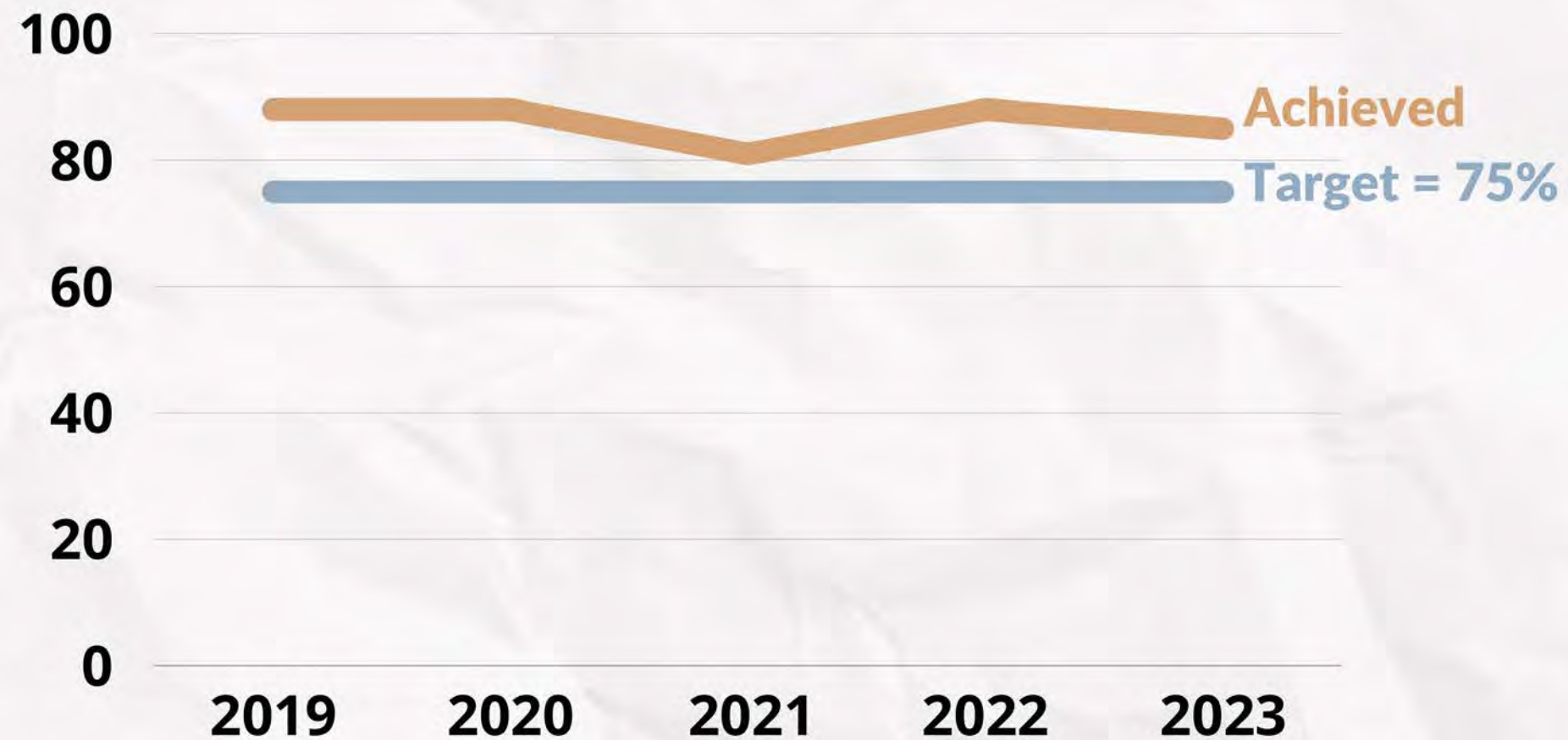
**CHILDREN ARE READY TO  
LEARN AND SUCCEED**





**85%**  
Children with Improved  
Positive Social Behaviors

The percentage of **children with improved positive social behaviors** has exceeded the expected target each year despite the decrease shown in 2021.



**90%**

Early educators demonstrate  
developmentally appropriate practices

**81%**

Children with Increased  
Motivation to Learn Skills

**96%**

Youth with increased  
educational aspirations





**FAMILY SUPPORT**



**90%**

Families with  
Improved Well-being

**96%**

Individuals with  
Increased Social Supports

**97%**

Parents Involved with their  
Child's Development/Education

**88%**

Parents with Increased Literacy  
Skills (Language, Digital, Financial)





# PROVIDER PRESENTATION

## EMPOWERING A COMMUNITY WITH HOPE (E.A.C.H.) ONE



### SUCCESS

**94% IMPROVED FAMILY  
WELL-BEING**

**99% INCREASED SOCIAL  
SUPPORTS**



#### EMBRACE CREATIVE SOLUTIONS

- Negotiations with landlords
- Explore increased income opportunities



#### CULTIVATE ENDURING PARTNERSHIPS

- Nurture positive relationships with families and landlords
- Second chance opportunities



#### TEAM WORK

- All staff working towards common goals
- Housing team builds relationships
- Collective success



# OUR IMPACT

120,700

TOTAL  
PARTICIPANTS  
SERVED\*

41,575

ADULTS AND  
CHILDREN

4,345

PROFESSIONALS

\* Pending additional information





# PARTICIPANT DEMOGRAPHICS

FAMILY PARTICIPANTS  
REPORTED WITH DEMOGRAPHICS

# 41,575

## Gender



69% of our program participants are **Female**

## Ages

Birth-8

43%

Adults 19+

46%

9-18 years

11%

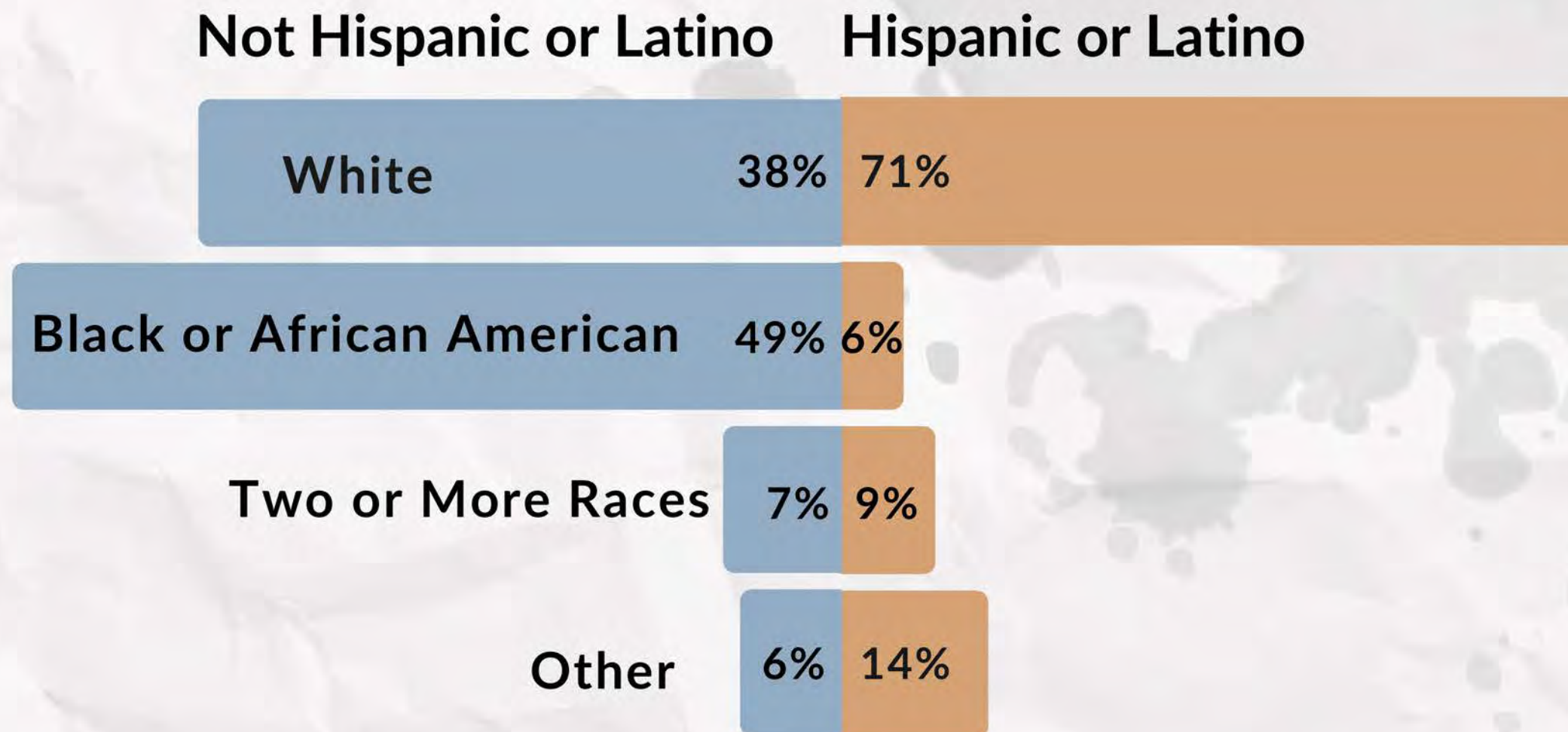
45% of participants are **Adults** as children are served within the family





## RACE/ETHNICITY

Almost 3/4 of the **Hispanic** participants served reported White for Race.



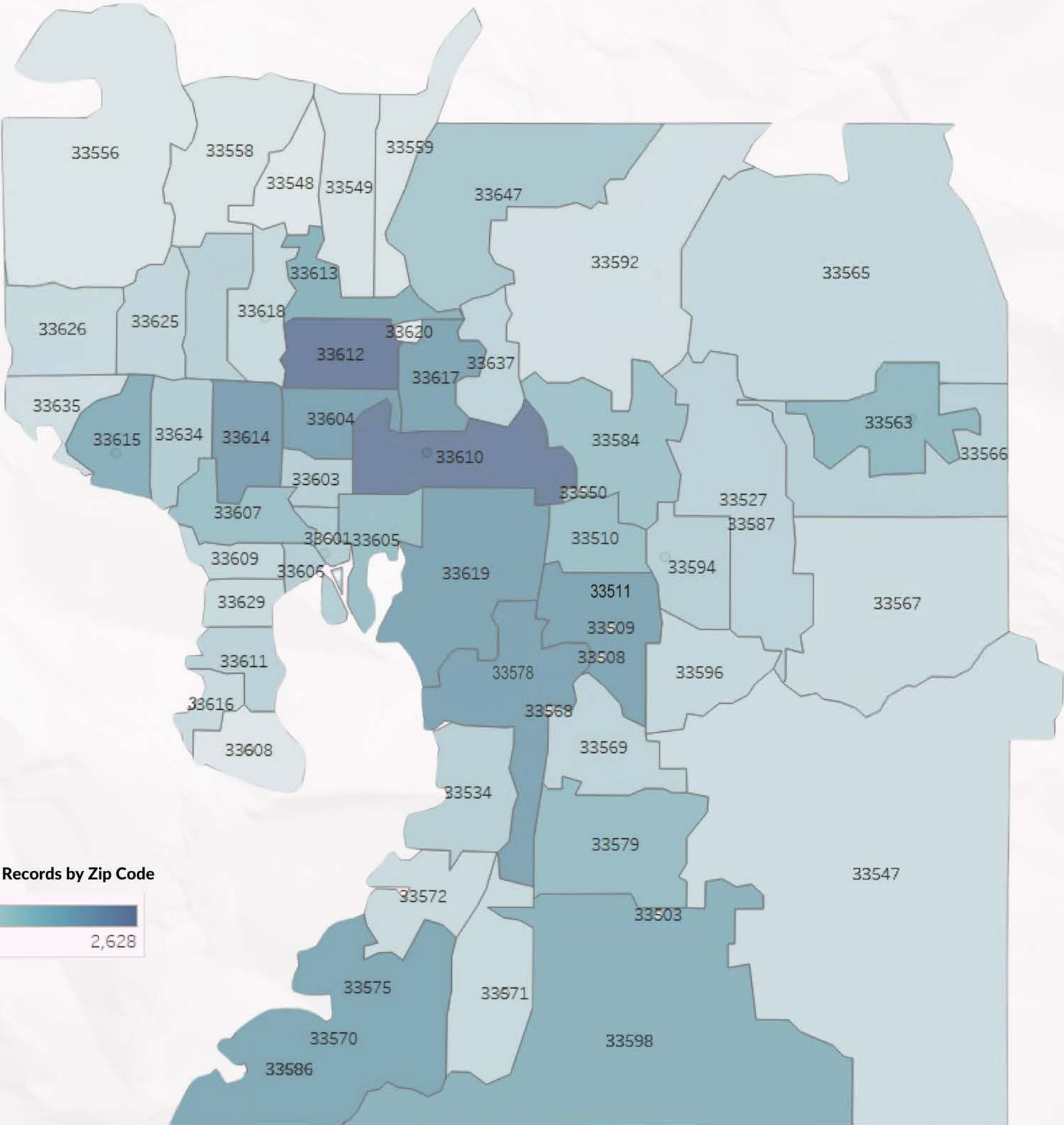
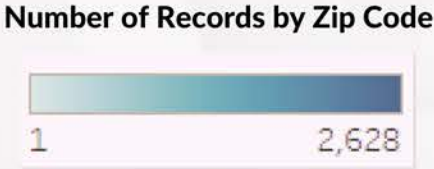


# PARTICIPANT MAP



Map based on 41,575 children and their family members residing in 80 zip codes in Hillsborough County.

Most frequently reported zip codes include 33612, 33610, 33614, 33604, 33578, and 33511.





# THANK YOU!







### Summary Report

## Pro 2024-04 Technical Assistance Grants Request for Applications (Safety and Capacity Building) Prepared: December 20, 2023

**September 22, 2023** – Announcement of Technical Assistance Grants was released with posting on CBHC website; email notifications to the CBHC Funding Opportunities mailing list; and legal advertisements.

**November 29, 2023**– Fifteen applications were received via SurveyMonkey Apply by the deadline.

**December 14, 2023** – The Community Review team consisted of Rosie Ortiz (16 Point Compass); Sheila Zendegui (Retired Educator), and Latoya Randolph (City of Tampa). They reviewed and scored fifteen applications.

Funding recommendations for thirteen projects as follows:

Agency	Amount Requested	Average Score (up to 50)
G3 Life Applications Inc.	\$9,981	50
Learn Tampa Bay dba Achieve Plant City	\$10,000	50
Oasis Network of New Tampa Inc.	\$9,872	50
The Skills Center Inc.	\$10,000	49.33
Community Roots Collective Inc.	\$9,999	49
Just Initiative	\$10,000	48.33
PACE Center for Girls	\$10,000	48
Dana Shores Civic Association, Inc	\$7,436	47.67
Florida 1.27 Inc.	\$9,600	47.33
Salesian Sisters	\$9,950	47
The Sylvia Thomas Center for Adoptive and Foster Families	\$2,874	46.67
New Life Village Inc.	\$10,000	44.67
Solita's House Inc.	\$8,917	42.33
<b>TOTAL RECOMMENDED FOR FUNDING: (13)</b>	<b>\$118,629</b>	
Not Recommended after Community Review Team: Undershepherd Inc. Born to Care Inc.		



Based on proposals and funding approved by the Board, staff recommends one-time grant awards to **thirteen** organizations totaling up to **\$118,629**. Contracts will be effective **2-1-2024 to 7-31-2024**.

Two organizations are currently receiving program funding from the CBHC.

Prepared by *Shabel Santiago*, Programs Procurement Manager

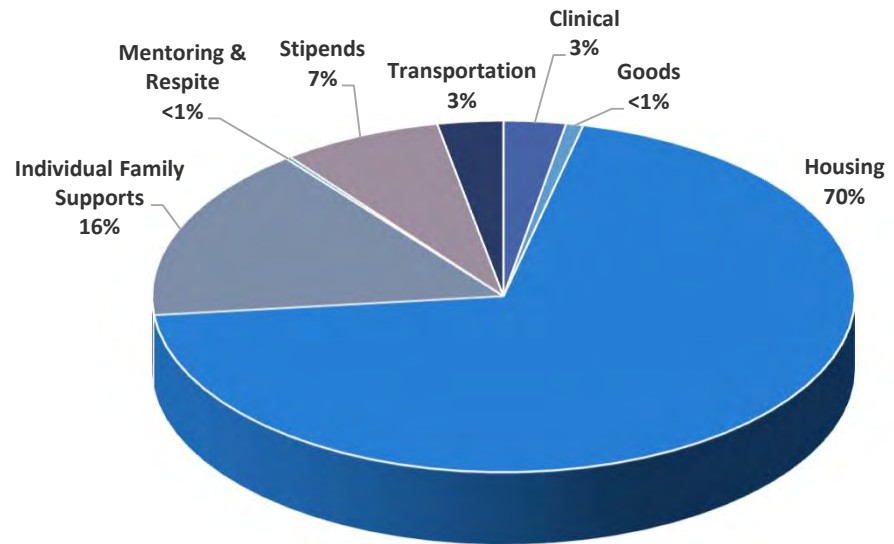
Respectfully Submitted by *Maria Negron*, Director of Programs

## Children's Board ASO - Fiscal Year 2024 Update as of 1-18-2024

	Funds Available	Funding Reserves	Allocated to Programs	Budgeted	Program Reserves	Expenses Paid	Percent Budgeted
<b>Children's Board</b>	\$3,600,000	\$1,255,500	\$2,344,500	\$1,027,439	\$1,317,061	\$849,373	29%
<b>BOCC DV</b>	\$100,000	\$0	\$100,000	\$35,374	\$64,626	\$31,797	35%
<b>BOCC Social Services</b>	\$500,000	\$195,000	\$305,000	\$202,878	\$102,122	\$186,711	41%
	<b>\$4,200,000</b>	<b>\$1,450,500</b>	<b>\$2,749,500</b>	<b>\$1,265,691</b>	<b>\$1,483,809</b>	<b>\$1,067,882</b>	<b>30%</b>

Top Ten Services - All Funding Sources		
Service	# of Budgets	Funds Budgeted
Tutor	437	\$162,405
Electric	284	\$138,117
Rental Assistance	270	\$390,999
Baby Items	219	\$47,169
Emergency Shelter	117	\$78,720
Public Transportation	94	\$6,240
Security Deposit	79	\$149,627
Individual Therapy	66	\$29,540
Food Stipend	62	\$16,404
Clothing Stipend	57	\$15,377

Top Ten Services - Children's Board Funds Only		
Service	# of Budgets	Funds Budgeted
Tutor	437	\$162,405
Electric	280	\$135,848
Baby Items	218	\$47,109
Rental Assistance	189	\$263,407
Emergency Shelter	117	\$78,720
Public Transportation	71	\$4,745
Individual Therapy	66	\$29,540
Food Stipend	62	\$16,404
Clothing Stipend	56	\$15,279
Furniture	47	\$37,906



**Funds Budgeted by Category - All Funds**

<b>Programs</b>	52
<b>Case Managers</b>	288
<b>Providers Utilized</b>	375
<b>Providers Added</b>	112
<b>Families</b>	1,411
<b>Budgets</b>	2,161
<b>Payments</b>	2,076



# Administrative Services Organization

Hillsborough County Board of County Commissioners Social Services Funding  
*Year End Report – 2023*

*"The ASO has significantly improved my ability as a case manager to provide a more comprehensive and efficient service to the community. This resource has simplified service coordination, improved access to resources, and allowed for a more outcome-focused approach, which has been a great support in my professional performance and in the lives of the families."*

- ASO CASE MANAGER

**CHILDREN'S BOARD OF HILLSBOROUGH COUNTY**

November 14, 2023

Authored by: Kelly Hickman, Director of the ASO

## Administrative Services Organization

### Hillsborough County Board of County Commissioners Social Services Funding

#### ADMINISTRATIVE SERVICES ORGANIZATION (ASO) OVERVIEW

The Administrative Services Organization (ASO) is a program created and operated by the Children's Board of Hillsborough County to manage a dedicated pool of flexible funds. Implemented in 2003 to support family directed care, the ASO promotes a wraparound approach in which families identify their strengths, needs, goals and service providers through a family support plan. As a payment of last resort, flexible funds managed by the ASO can be used to provide supports and services with qualified community providers. In Fiscal Year 2023, ASO flexible funds assisted a variety of target populations including but not limited to pregnant women, young children, children at risk of social-emotional delays, victims of domestic violence, and families facing homelessness.

Trained case managers from participating agencies work with families to develop individualized family support plans and select from a wide range of services and supports for the children and their families. Families can prioritize the most critical services and select a provider of their choosing. Currently, eighty-five (85) different service types are available from a fully credentialed provider network that includes a wide variety of agencies, vendors, individuals, local businesses, and faith-based organizations.

The Children's Board ASO offers funds management, accounts payable services, detailed financial reporting including reports to enrolled families, provider credentialing and network management, and quality assurance. All processes are managed through a custom web-application which increases efficiency and accountability and offers real-time data to participating programs and funders.

#### HILLSBOROUGH COUNTY BOARD OF COUNTY COMMISSIONERS (BOCC) SOCIAL SERVICES FUNDS

In November 2017, the Hillsborough County BOCC approved an allocation of \$300,000 to fund housing supports to be administered by the Children's Board ASO through an interlocal agreement. After a successful first year, a new agreement was established to provide \$300,000 for Fiscal Year 2019 and it was renewed again for the past three years. In January 2023, the agreement was modified to include an additional \$200,000. The Children's Board entered into agreements with select ASO partner agencies to provide access to these funds. The goal of the funding is to enhance services to vulnerable families throughout Hillsborough County who are committed to becoming self-sufficient. The funds support the wraparound process and development of family support plans in existing case management programs.

Hillsborough County BOCC Social Services funds were made available for the following ASO services only: rental assistance for families in crisis, first month's rent, and security deposit. These funds were also available for water payments through December 2022. Due to the availability of the Low-Income Household Water Assistance Program (LIHWAP), ASO payments for water are no longer supported by these funds. An inspection by Code Enforcement was required for all rental properties and the Children's Board coordinated the inspection process through Social Services.

## CASE MANAGEMENT PARTNERS

Hillsborough County BOCC Social Services funds were made available to sixteen (16) case management programs that were also accessing Children's Board funds through the ASO. All case managers participated in required trainings in the ASO model prior to being allowed system access, as well as training specific to this funding source. Programs were awarded initial allocations and funds were distributed from the reserve to address needs at the program level throughout the year. The programs and their utilization of ASO funds are detailed below. Three (3) programs did not utilize funds and their allocations were transferred to other programs.

Program	Allocation	Budgeted	Actuals
A Path to Prevention [Dawning Family Services, Inc.]	\$0	\$0	\$0
Bridge to Permanent Housing [Mary & Martha House]	\$0	\$0	\$0
EACH One Initiative [Positive Spin, Inc.]	\$20,871	\$20,871	\$20,871
Emergency Shelter [The Spring of Tampa Bay, Inc.]	\$0	\$0	\$0
Family Safety from Domestic Violence [The Spring of Tampa Bay, Inc.]	\$112,020	\$111,440	\$111,440
First Hug [Metropolitan Ministries]	\$14,284	\$14,284	\$14,284
Hand Up Assistance Program [Family Promise of Hillsborough County, Inc.]	\$13,060	\$13,060	\$13,060
Healthy Families [Champions for Children]	\$7,709	\$7,709	\$7,709
Healthy Families [The Children's Home D/B/A Children's Home Network]	\$14,468	\$14,468	\$14,468
Healthy Start [Success 4 Kids & Families]	\$18,848	\$18,848	\$18,848
Kinship Care [Family Enrichment Center]	\$16,005	\$16,005	\$16,005
Kinship Care [The Children's Home D/B/A Children's Home Network]	\$7,372	\$7,372	\$7,372
La Red de Padres Activos/The Network of Active Parents [Hispanic Services Council]	\$74,293	\$74,293	\$74,293
School Social Work [Hillsborough County Public Schools]	\$51,458	\$51,458	\$51,458
Sin-Cera, Inc. Support Services [Sin-Cera, Inc.]	\$138,937	\$138,937	\$138,937
Steps for Success [University Area CDC]	\$10,674	\$10,674	\$10,674
	<b>\$499,999</b>	<b>\$499,419</b>	<b>\$499,419</b>

## PARTICIPANTS SERVED

There were 278 participants enrolled in the ASO by case managers to access Hillsborough County BOCC Social Services funds. Demographic highlights for enrolled participants, as reported by case managers, are as follows:

- **GENDER** → 56% were female and 44% male.
- **RACE** → 60% were Black or African American, 32% were White, 5% were Two or More Races and the remainder were Asian, Hawaiian or Other Pacific Islander, or Not Available.
- **ETHNICITY** → 63% were Not Hispanic or Latino, 36% were Hispanic or Latino, and the remainder were Not Available.
- **MEDICAID ENROLLED** → 51% were reported to be enrolled in Medicaid, 1% not enrolled in Medicaid, and 48% unknown.

*Note that most participants enrolled in the ASO represent a child in the family, so the demographics are that of the child.*



The breakdown of enrollment by program is shown in the table below. Utilization of ASO funds by program varies based on the population served by that program, the needs presented during the family support planning process, and other resources available to meet those needs.

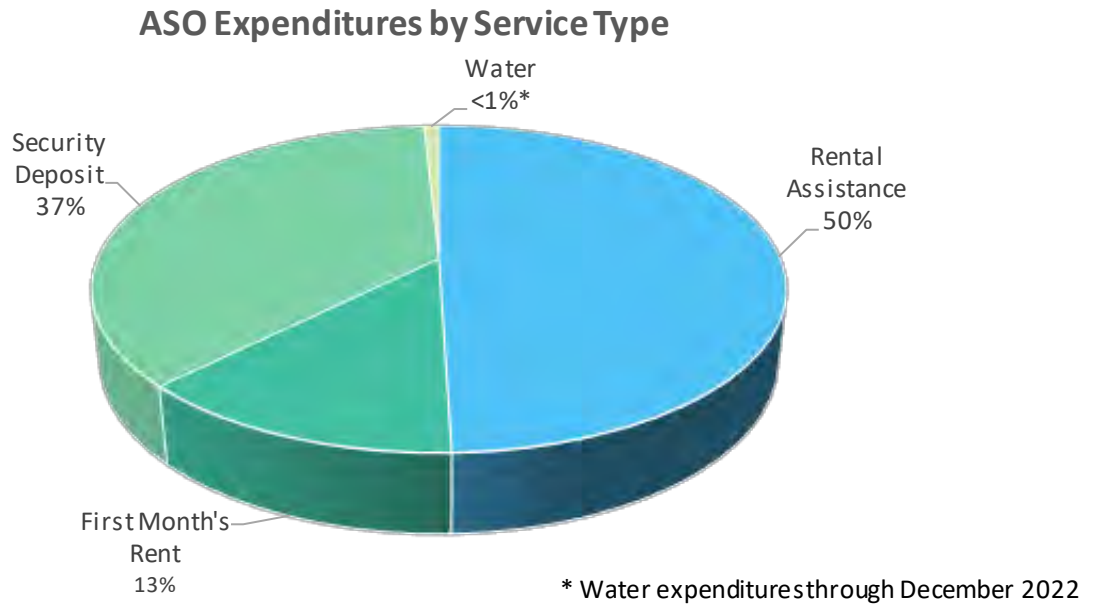
Program	Families Served
E.A.C.H. One Initiative [Positive Spin, Inc.]	14
Family Safety from Domestic Violence [The Spring of Tampa Bay, Inc.]	73
First Hug [Metropolitan Ministries]	11
Hand Up Assistance Program [Family Promise of Hillsborough County, Inc.]	6
Healthy Families [Champions for Children]	5
Healthy Families [Children's Home Network]	9
Healthy Start [Success 4 Kids & Families]	13
Kinship Care [Family Enrichment Center]	14
Kinship Care [Children's Home Network]	5
La RED de Padres Activos/The Network of Active Parents [Hispanic Services Council]	49
School Social Work [Hillsborough County Public Schools]	23
Sin-Cera, Inc. Support Services [Sin-Cera, Inc.]	52
Steps for Success [University Area CDC]	4
	<b>278</b>

## SERVICES PURCHASED

The table below summarizes the number of payments by service type, as well as the total dollar amount by service, for this funding source.

Utilization by Service		
Service Type	Funds Budgeted	Total Budgets
Rental Assistance	\$247,282	169
Rental Assistance – First Month	\$65,257	53
Security Deposit	\$182,721	97
Water (through December 2022)	\$4,160	15
	<b>\$499,419</b>	<b>334</b>

The chart below illustrates the distribution of payments by service type using Hillsborough County BOCC Social Services funds.



## PROVIDERS

As needs are identified and the eligibility to use ASO funds is determined, providers are selected by families with the assistance of their case manager. The ASO offers a large, diverse provider network from which families may choose, as well as the flexibility to add new providers based on the needs of the children and families enrolled. The ASO database includes more than 4,800 active providers, of which 1,318 are credentialed. Note that while Hillsborough County BOCC Social Services funds pay for three (3) ASO services related to housing supports, participating programs use their primary funding source to pay for other needed services.

The ASO issued 336 payments to 203 unduplicated providers with Hillsborough County BOCC Social Services funds. The number of providers paid by service type were as follows:

Providers Utilized	
Service Type	# of Providers Paid
Rental Assistance	135
Rental Assistance – First Month	43
Security Deposit	74
Water (through December 2022)	4

*Note that some providers were paid for more than one service.*

## MONITORING

The Children's Board conducts ASO monitoring visits of all programs that access Children's Board and Hillsborough County BOCC funds. The ASO monitoring visit includes an overall assessment of adherence to ASO guidelines as well as a random sample record review of ASO participants. The client record review is conducted to ensure that services purchased by the ASO directly relate to goals that are documented in the family support plans, and that there is evidence the participants received the services.

Most programs utilizing County BOCC Social Services funds performed very well in the monitoring process. Nine (9) programs received a 100% score for the number of services found on family support plans, and all achieved a score of 85% or higher. **All fifty-nine (59) of the County Social Services-funded budgets reviewed in monitoring were found in family support plans, for a funding source-specific score of 100%.** Furthermore, all County Social Services funded budgets were fully substantiated by proper back-up documentation. The table below summarizes the monitoring results of participating programs.

Program Name	Agency	ASO Monitoring Completed	Services in FSP?
E.A.C.H. One Initiative	Positive Spin, Inc.	4/3/2023	100%
Family Safety from Domestic Violence	The Spring of Tampa Bay, Inc.	3/28/2023	100%
First Hug	Metropolitan Ministries	5/18/2023	100%
Hand Up Assistance Program	Family Promise of Hillsborough County	8/1/2023	88%
Healthy Families	Champions for Children	5/24/2023	100%
Healthy Families	The Children's Home	5/24/2023	100%
Healthy Start	Success 4 Kids & Families	7/12/2023	100%
Kinship Care	Family Enrichment Center	4/5/2023	96%
Kinship Care	The Children's Home	5/1/2023	100%
La Red de Padres Activos/The Network of Active Parents	Hispanic Services Council	6/14/2023	100%
School Social Work	Hillsborough County Public Schools	8/25/2023	96%
Sin-Cera, Inc. Support Services	Sin-Cera, Inc.	5/3/2023	96%
Steps for Success	University Area CDC	7/18/2023	100%

## QUALITY MANAGEMENT

Family feedback was obtained through a web-based survey for most participating programs in September. The Spring of Tampa Bay administered surveys directly to their participants through their case managers. Fifty-five (55) participants served by the County BOCC Social Services funds responded to the family survey. Based on the number of participants utilizing BOCC Social Services funding (278), surveys were received from twenty percent (20%) of the population served.

The summary of responses for ASO participants who returned surveys is as follows:

- 100% of participants agreed or somewhat agreed that the ASO has helped their family meet their goals.
- 96% of participants agreed or somewhat agreed that they have been given choices about which services their family gets.
- 94% of participants agreed or somewhat agreed that they have been given choices about who provides services for their families.
- 96% of participants reported that they received the service that they needed the most.
- 96% of participants reported that they received the service in a timely manner.

When asked what they liked best about the ASO and services provided, participants responded with positive feedback about their case manager, the ability to have their needs met, and the timeliness of the assistance. A few of their comments are as follows:

- *"The services provided, and the human quality of the service provided."*
- *"How attentive they are to customers."*
- *"How friendly everyone is and prompt with assistance."*
- *"They helped us even though we aren't in a more severe situation. There isn't much help for those of us that hit hard times but still have employment."*
- *"The ease! Getting help wasn't an extra job. Everyone was nice and helpful."*

Web-based surveys were also administered to ASO case managers in September. Fifty-eight (58) of the 107 case managers accessing Hillsborough County BOCC Social Services funds responded to the survey, for a fifty-four (54%) response rate. Highlights from their responses are as follows:

- 95% were almost always or often satisfied with the ease of obtaining ASO services.
- 93% were almost always or often satisfied with the process for requesting new providers.
- 91% were almost always or often satisfied with the timeliness of ASO payments.
- 93% were almost always or often satisfied with the customer service received from the ASO.
- 81% agreed that they were more confident in their ability to meet families' needs.

When asked what impact the ASO has on families, the following responses were provided:

- *"ASO funding is able to prevent homelessness and provide the financial assistance needed to help with the cost of relocation and other needs the family may have. This impacts families by contributing to their sense of dignity and decreases their level of stress associated with not being able to provide for their families."*
- *"ASO helps my families provide a safe environment to their children."*
- *"The impact is invaluable because the aid can be provided to families during emergencies very quickly."*
- *"ASO gives the families that security when it's most needed and when other resources in the community have denied services for the family."*
- *"The ASO is the most powerful resource we as case managers can provide to a family."*

When asked what difference the ASO makes in their work as a case manager, the following comments were made:

- *"It allows me to assist families when there are no other options available."*
- *"I serve children and families that are sometimes on the brink of homelessness and ASO assistance has prevented many situations going from bad to worse, especially in instances where the families need one thing to improve in order for them to get back on track."*
- *"ASO allows me to be able to help my clients in a timely matter."*
- *"It is very helpful to know how many categories of help and services we have available".*
- *"It's a game changer! Don't know what we would do without the ASO!"*

## SUMMARY

The following success indicators were included in the agreement between Hillsborough County Social Services and the Children's Board:

1. During the reporting period, at least 90% of participating families developed a family support plan, as evidenced by a random sample of case files reviewed by the organization during monitoring visits.
2. During reporting period, at least 60% of participating families reported the ASO and partner agencies helped their family meet their family support plan goals.
3. During the reporting period, at least 80% of participating families report they received the services needed to promote self-sufficiency.

All three (3) success indicators were met or exceeded, based on monitoring visits and quality management survey responses:

1. **All families served are required to have a family support plan in which ASO services are documented. Monitoring visits revealed that 100% of the County-funded ASO budgets reviewed included the service in the family support plan.**
2. **100% of participants agreed or somewhat agreed that the ASO has helped their family meet their goals.**
3. **96% of participants reported that they received the service that they needed the most.**

The partnership between Hillsborough County Social Services and the Children's Board ASO continues to enhance services to vulnerable families throughout Hillsborough County who are committed to becoming self-sufficient. 278 families received services to promote stability and self-sufficiency. This year's funding allocation was increased from \$300,000 to \$500,000 in January 2023, increasing the number of families served. Additionally, all but \$581 of the \$500,000 was utilized in Fiscal Year 2023.

The number of families experiencing financial instability and housing insecurity continues to grow. At the time of report-writing, the ASO has utilized 15% of the Fiscal Year 2024 allocation of \$500,000.





# Administrative Services Organization

## Hillsborough County Board of County Commissioners Funding for Domestic Violence *Year End Report – 2023*

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***“ASO allows me to quickly assist families with immediate needs such as transportation and baby items. I am also able to support families with meeting their individual goals through the use of funds and the ability to add new providers.”***

**- ASO CASE MANAGER**

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**CHILDREN'S BOARD OF HILLSBOROUGH COUNTY**

November 14, 2023

Authored by: Kelly Hickman, Director of the ASO

## Administrative Services Organization

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### Hillsborough County Board of County Commissioners Funding for Domestic Violence

#### ADMINISTRATIVE SERVICES ORGANIZATION (ASO) OVERVIEW

The Administrative Services Organization (ASO) is a program created and operated by the Children's Board of Hillsborough County to manage a dedicated pool of flexible funds. Implemented in 2003 to support family directed care, the ASO promotes a wraparound approach in which families identify their strengths, needs, goals and service providers through a family support plan. As a payment of last resort, flexible funds managed by the ASO can be used to provide supports and services with qualified community providers. In Fiscal Year 2023, ASO flexible funds assisted a variety of target populations including but not limited to pregnant women, young children, children at risk of social-emotional delays, victims of domestic violence, and families facing homelessness.

Trained case managers from participating agencies work with families to develop individualized family support plans and select from a wide range of services and supports for the children and their families. Families can prioritize the most critical services and select a provider of their choosing. Currently, eighty-five (85) different service types are available from a fully credentialed provider network that includes a wide variety of agencies, vendors, individuals, local businesses, and faith-based organizations.

The Children's Board ASO offers funds management, accounts payable services, detailed financial reporting including reports to enrolled families, provider credentialing and network management, and quality assurance. All processes are managed through a custom web-application which increases efficiency and accountability and offers real-time data to participating programs and funders.

#### HILLSBOROUGH COUNTY BOARD OF COUNTY COMMISSIONERS (BOCC) FUNDS

In December 2013, the Hillsborough County BOCC approved an allocation of \$100,000 to the ASO to fund supports and services for victims of domestic violence (DV). Based on community feedback from the agencies serving victims of domestic violence and the primary service needs of families, ASO funds were allocated to key case management programs serving this population in Fiscal Year 2014. Since that time, Hillsborough County BOCC has renewed the agreement with the Children's Board annually.

#### CASE MANAGEMENT PARTNERS

In Fiscal Year 2023, Hillsborough County BOCC DV ASO funds were accessed by two (2) case management programs that serve victims of domestic violence. Fourteen (14) case managers from these programs were trained and authorized to access ASO funds at year end.

The programs are as follows:

- Emergency Shelter [The Spring of Tampa Bay, Inc.] - Their 128-bed residential facility is in a secure location and provides temporary shelter for individuals and families who may be in danger due to domestic violence. While in shelter, participants are assigned an advocate who helps them create a service plan based on their individual needs and connects them to the appropriate community services.
- Family Safety from Domestic Violence (Outreach) [The Spring of Tampa Bay, Inc.] - Advocates assist with safety planning, information, referrals, advocacy, link to shelter, supportive counseling, and other resources on the survivor's behalf in the community. Outreach also offers multiple support groups and proactively reaches out to underserved populations.

The allocation and utilization of Hillsborough County BOCC DV ASO funds by program is detailed below. Family Safety from Domestic Violence (Outreach) [The Spring of Tampa Bay, Inc.] also utilized additional ASO funds for housing supports through the partnership with Hillsborough County Social Services.

Program	Allocation Amount	Unbudgeted	Budgeted	Actuals
Emergency Shelter [The Spring of Tampa Bay, Inc.]	\$50,401	\$2,034	\$48,367	\$48,367
Family Safety from Domestic Violence [The Spring of Tampa Bay, Inc.]	\$49,599	\$0	\$49,599	\$49,599
	<b>\$100,000</b>	<b>\$2,034</b>	<b>\$97,966</b>	<b>\$97,966</b>

## PARTICIPANTS SERVED

There were 193 participants enrolled in the ASO by case managers to access Hillsborough County BOCC DV funds. The breakdown of enrollment by program is shown below.

Program	Participants Enrolled
Emergency Shelter [The Spring of Tampa Bay, Inc.]	130
Family Safety from Domestic Violence [The Spring of Tampa Bay, Inc.]	63
	<b>193</b>

Demographic highlights for enrolled participants as reported by case managers are as follows:

- **GENDER** → 75% were Female and 25% Male. \*
- **RACE** → 55% were Black or African American, 34% were White, 8% were Two or More Races, and the remainder were Asian or Not Available.
- **ETHNICITY** → 73% were Not Hispanic or Latino, 25% were Hispanic or Latino, and the remainder were Not Available.
- **MEDICAID ENROLLED** → 46% were reported to be enrolled in Medicaid, 13% not enrolled in Medicaid, and 41% unknown.

*\* Note that some participants enrolled in ASO represent a child in the family and some represent the adult victim.*

## SERVICES PURCHASED

The services and supports purchased by the ASO assist families in a variety of ways and must be directly related to a goal in the family's support plan. Once other resources are exhausted and the decision is made to utilize ASO funds, the intent is to provide what families need in an individualized and timely manner, from a provider of their choosing.

Eighty-five (85) different services and supports are available for purchase through the ASO in the categories of clinical services, housing, goods, respite, mentoring, individual family supports, stipends, and transportation. Of the available services, thirty-one (31) service codes were utilized for participants and 343 individual payments were issued through this funding source. The most utilized ASO services for Hillsborough County BOCC DV funds were public transportation, vehicle fuel, rental assistance, furniture, moving/storage, electric, clothing stipends, identification documents, baby items, application fees for housing, and security doorbells/cameras.

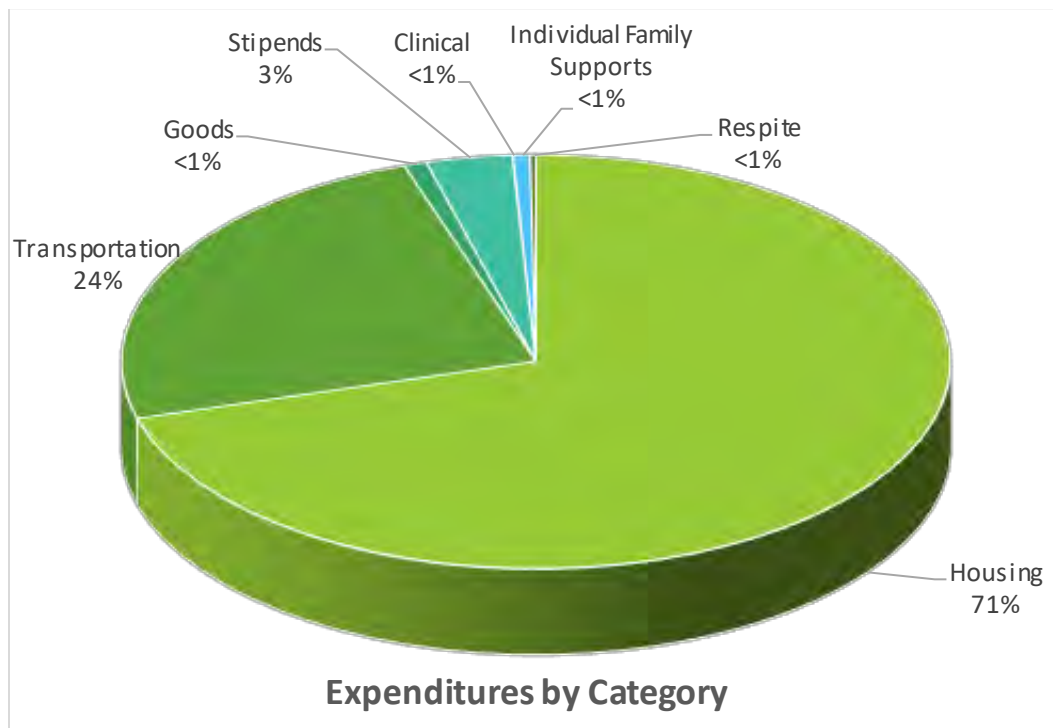
The table below summarizes the number of payments by service type, as well as the total dollar amount by service, for this funding source. There was an increase in the utilization of funds for rental assistance, security deposits, and furniture. There was a decrease in emergency shelter and electric requests for this funding source.

One hundred and ninety-three (193) families received assistance with 335 concrete supports, primarily in the areas of housing supports, transportation, and stipends. Some families received assistance with more than one support. Fewer participants were served again this year; however, the funding was almost fully utilized. This is due to changes in the type of services purchased as well as an increase in the cost of services, especially for housing supports.

Service	# of Families	# of Payments	Total Payments
Adult Education Course	2	2	\$351
Agency Respite	1	1	\$225
Assistive Technology	1	1	\$69
Baby Items	10	10	\$1,408
Childcare Support	2	2	\$647
Clothing Stipend	13	16	\$948
Developmental Equipment/Supplies	1	1	\$35
Educational Equipment/Supplies	2	3	\$765
Electric	16	16	\$4,235
Food Stipend	1	1	\$100
Furniture	12	23	\$7,091
Home Maintenance	1	1	\$110
Household Supplies	7	8	\$3,483
Housing Specialist	6	7	\$1,160
Housing: OTHER	9	9	\$1,266
Identification Documents	12	12	\$482

Service	# of Families	# of Payments	Total Payments
Medical Supplies	1	1	\$25
Moving/Storage	15	18	\$3,328
Phone	1	1	\$30
Public Transportation	87	110	\$7,150
Rental Assistance	27	27	\$28,752
Rental Assistance - First Month	5	5	\$5,092
Security Deposit	8	8	\$14,528
Transportation Fees	1	1	\$56
Transportation: OTHER	2	2	\$193
Travel Expenses	2	2	\$427
Vehicle Fuel	31	34	\$2,077
Vehicle Insurance	6	6	\$2,386
Vehicle Payment Assistance	5	5	\$4,688
Vehicle Repair	9	9	\$6,825
Water	1	1	\$35
<b>Total</b>		<b>343</b>	<b>\$97,966</b>

The chart below illustrates the distribution of payments by service category using Hillsborough County BOCC DV funds. There were no expenditures in the category of mentoring.



## PROVIDERS AND VENDORS

As needs are identified and the decision to use ASO funds is made, providers and vendors are selected by families with the assistance of their case manager. The ASO offers a large, diverse provider network from which families can choose, as well as the flexibility to add new providers and vendors based on the needs of the children and families enrolled. The ASO database includes more than 4,800 active vendors, of which 1,318 are credentialed service providers.

The ASO issued payments to eighty-five (85) unduplicated providers and vendors with Hillsborough County BOCC DV funds. Sixty (60) of the providers were in the category of housing supports and included various apartment complexes and landlords. Requests for first month's rent and security deposits required a housing inspection prior to payment.

## MONITORING

The Children's Board conducts monitoring visits of all programs that access Children's Board and Hillsborough County BOCC DV ASO funds. The ASO monitoring visit includes an overall assessment of adherence to ASO guidelines as well as a random-sample record review of ASO participants. The client record review is conducted to ensure that services purchased by the ASO directly relate to goals that are documented in the family support plans, and that there is evidence that the participants received the services.

Both programs utilizing Hillsborough County BOCC DV funds performed well in the monitoring process. One program received a 100% score for the percentage of time that ASO services were found in the family support plan, and the other program scored a 97%. All service budgets except one (1) were fully substantiated by proper back-up documentation and receipts. One budget from Emergency Shelter resulted in \$7.31 in funds returned due to a balance remaining on a prepaid Uber card. Hillsborough County residency and domestic violence status were verified for all clients reviewed during the monitoring visits.

Program Name	Agency	ASO Monitoring Date	% of Time Services in Plan	Funds Returned
Emergency Shelter	The Spring of Tampa Bay, Inc.	7/10/2023	97%	\$7.31
Family Safety from Domestic Violence	The Spring of Tampa Bay, Inc.	3/28/2023	100%	none

## QUALITY MANAGEMENT

As in previous years, family surveys were administered directly to participants by the case managers during the year. Sixteen (16) participants served by the Hillsborough County BOCC DV funds responded to the survey. Programs did not report how many surveys were handed out by case managers; therefore, the exact response rate is unknown. Based on the number of participants served by this funding (193), surveys were received from eight percent (8%).



The summary of responses for ASO participants who returned surveys is as follows:

- 100% of participants agreed or somewhat agreed that the ASO has helped their family meet their goals.
- 94% of participants agreed or somewhat agreed that they have been given choices about which services their family gets.
- 93% of participants agreed or somewhat agreed that they have been given choices about who provides services for their families.
- 100% of participants reported that they received the service that they needed the most.
- 88% of participants reported that they received the service in a timely manner.

Participants were asked which services they needed the most and most responses were related to housing supports, transportation, employment, or services for their children. Responses included:

- *"Job search, mental support"*
- *"Bus pass, toiletries, etc."*
- *"Rental assistance"*
- *"Rent and electricity"*
- *"Help with personal things"*

When asked what they liked best about the ASO and services provided, participants responded with the following comments:

- *"They were timely and offered other resources."*
- *"They care about your emergencies to make sure you can stay afloat with your children."*
- *"They always help me, and my Case Manager guides me."*
- *"Assistance given to make myself more independent."*
- *"Service was provided in a timely matter."*

Web-based surveys were also administered to ASO case managers. Seven (7) of the fourteen (14) case managers accessing Hillsborough County BOCC DV funds responded to the survey, for a 50% response rate. Highlights from their responses are as follows:

- 86% were almost always or often satisfied with the ease of obtaining ASO services.
- 86% were almost always or often satisfied with the process for requesting new providers.
- 86% were almost always or often satisfied with the timeliness of ASO payments.
- 71% were almost always or often satisfied with the customer service received from the ASO.
- 71% agreed that they were more confident in their ability to meet families' needs.

When asked what impact the ASO has on families, the following responses were provided:

- *"ASO assists in keeping the family unit intact during the most trying times. Most families are at wits end by the time they make it to our offices. ASO's assistance restores hope to the families in need."*
- *"It made, and keeps making, big impacts in families. Helping with rent assistance, utility bills, car repairs, etc."*
- *"ASO helps empower families to become self-sufficient and meet their immediate needs."*
- *"They are able to reestablish or stabilize themselves."*
- *"Positive Influence, a sense of security."*

When asked what difference the ASO makes in their work as a case manager, the following comments were made:

- *“ASO gives me a true feeling of being able to assist our clients. Which gives the clients more hope to press forward.”*
- *“ASO allows me to quickly assist families with immediate needs such as transportation and baby items. I am also able to support families with meeting their individual goals through the use of funds and the ability to add new providers.”*
- *“Being able to provide survivors with financial assistance for unique situations.”*

## SUMMARY

Hillsborough County BOCC’s allocation of \$100,000 to the ASO is a vital contribution to the local service system for victims of domestic violence. Case managers working with this population report that ASO funds are often the only way to meet needs in a timely manner.

In Fiscal Year 2023, 193 participants and their families were assisted with the services and supports they needed. The following success indicators were included in the agreement between the County and the Children’s Board:

1. At least 150 families (Victims of Domestic Violence and their Children) each fiscal year will receive concrete supports to facilitate stability, safety, and other family/program goals.
2. 100% of these 150 clients will receive a concrete support that contributes to the achievement of at least one of their Family Plan goals to facilitate their stability and safety consistent with their Family Plan.
3. 85% of case managers submitting payment requests on behalf of individuals/families will report that they are satisfied with the timeliness of ASO payments.
4. At least 80% of participants report that the ASO has helped their family meet their goals.

Four out of four success indicators were met or exceeded based on service data, monitoring, and quality management survey responses:

1. **193 families (Victims of Domestic Violence and their Children) received concrete supports to facilitate stability, safety, and other family/program goals.**
2. **100% of 193 clients received at least one concrete support that contributed to the achievement of at least one of their Family Plan goals to facilitate their stability and safety consistent with their Family Plan. A random sample of ASO requests was monitored to ensure that the services paid for were documented in the Family Support Plan.**
3. **86% of case managers were almost always or often satisfied with the timeliness of ASO payments.**
4. **100% of participants agreed or somewhat agreed that the ASO has helped their family meet their goals.**

Hillsborough County renewed the agreement with the Children’s Board ASO for Fiscal Year 2024. Two (2) case management programs continue to access this funding source.

This funding provides critical supports for Hillsborough County residents affected by domestic violence and participating case management agencies rely on this partnership to swiftly implement safety plans. At the time of report-writing, fourteen percent (14%) of the Fiscal Year 2024 allocation has been utilized and it is likely that the funds will be exhausted well before year-end.

**Contract Signature Log**  
**ASO ONLY**  
**FY 2024**

Entity/Agency	Contract Type	Brief Description	Contract Period	Contract Amount	Board Approved	Signed By	Date Signed
Jill Lorice Lamb	ASO Provider	Tutoring	11/15/2023-ongoing	Varies	No	Rebecca Bacon	11/15/2023
Vanessa M Facchinei	ASO Provider	Tutoring	11/17/2023-ongoing	Varies	No	Rebecca Bacon	11/17/2023
Manifestations Worldwide	MOU	MOU for allocation of ASO funds	11/21/2023-9/30/2024	\$20,000.00	No	Paula Scott	11/27/2023
Nalanis Transportation LLC dba Nalanis Tutoring	ASO Provider	Tutoring	11/21/2023-ongoing	Varies	No	Rebecca Bacon	11/22/2023
Steven S Minter dba Seven S Minter PsyD LLC	ASO Provider	Individual Therapy	11/21/2023-ongoing	Varies	No	Paula Scott	11/22/2023
Katelynn Williams	ASO Provider	Tutoring	12/1/2023-ongoing	Varies	No	Rebecca Bacon	12/1/2023
Lorimar Del Carmen Guadalupe Camunas	ASO Provider	Tutoring	12/6/2023	Varies	No	Rebecca Bacon	12/6/2023
Kimberly E Wiggins Kenner	ASO Provider	Tutoring	12/11/2023	Varies	No	Rebecca Bacon	12/12/2023
Jennifer Clarissa Selver	ASO Provider	Tutoring	12/14/2023	Varies	No	Tonia Williams for Rebecca	12/15/2023
Sound Mind Wellness Services	ASO Provider	Individual Therapy	12/29/2023	Varies	No	Rebecca Bacon	1/3/2024

**Contract Signature Log**  
**Programs ONLY**  
**FY 2024**

Entity/Agency	Contract Type	Brief Description	Contract Period	Contract Amount	Board Approved	Signed By	Date Signed
Lightning Foundation	Independent	Lightning Fall Camp	11/20/23 - 1/5/24	\$16,200.00	Yes	Rebecca Bacon	11/8/2023
University of South Florida	Investment	Program-Wide Positive Behavior Support	10/1/23-9/30/24	\$805,972.00	Yes	Rebecca Bacon	11/28/2023
University of South Florida	Investment	Hillsborough HIPPY Parent Involvement Project	10/1/23-9/30/24	\$1,503,909.00	Yes	Rebecca Bacon	11/28/2023
University of South Florida	Investment	Developing our Children's Skills Programs (HOT DOCS & DOCS K-5)	10/1/23-9/30/24	\$348,388.00	Yes	Rebecca Bacon	11/28/2023
Tampa Kiwanis Foundation	Emerging Need	Storywalk	10/1/23-9/30/24	\$73,232.00	Yes	Rebecca Bacon	11/28/2023
Rooted in Play Corp	Leading	FY 2023 Budget Modification - PopUp Adventure Playground Project One time Award	10/1/23 - 9/30/24	\$40,669.00	N/A	Rebecca Bacon	12/4/2023
Florida State University	Investment	Successful Start Amendment One-Audit Extension	11/30/23 - 9/30/24	N/A	N/A	Rebecca Bacon	12/20/2023
Dawning Family Services, Inc.	Uniting	Housing for Success - Amendment 1 Executed letter matrix revisions	11/17/23 - 9/30/24	N/A	N/A	Rebecca Bacon	12/20/2023
St. Joseph's Hospital Women's	One-time Award Letter	FY2023 Pediatric Echo Lab and Intensive Care Unit amendment 1-Effective date extension to 12/30/23	5/15/23-12/31/23	N/A	N/A	Rebecca Bacon	1/8/2024
Gulf Coast Jewish Family and Community Services, Inc.	Uniting	Good Afternoon Friends and Amigos amendment 1/budget modification	10/1/2023-9/30/2024	\$444,708.00	Yes	Rebecca Bacon	1/8/2024

**Contract Signature Log**  
**Vendors ONLY**  
**FY 2024**

Entity/Agency	Contract Type	Brief Description	Contract Period	Contract Amount	Board Approved	Signed By	Date Signed
MidFlorida Tree Service	Vendor	Annual Tree trimming at HQ	11/13/23 - 12/30/23	\$5,400.00	No	Rebecca Bacon	11/15/2023
ISSA Corp.	Vendor	308 W. Robertson St. Brandon Property Purchase	11/21/2023 - 2/15/24	\$1,437,000.00	YES	Rebecca Bacon	11/17/2023
Levacloud	Vendor	Microsoft Intune setup and Deployment	12/5/2023	\$5,000.00	No	Rebecca Bacon	12/7/2023
Terracon Consultants, Inc.	Vendor	Environmental Survey for Brandon Robertson st.	Varied	\$7,200.00	No	Tonia Williams	12/14/2023
McCall	Vendor	Rodent remediation Service - Ruskin	Varied	\$1,200.00	No	Tonia Williams	12/15/2023
SoftChoice	Vendor	Azure Monthly Consumables	10/1/23 - 9/30/24	\$28,173.36	No	Rebecca Bacon	12/20/2023
Office Worx	Vendor	Executive Desk	12/20/2023	\$2,053.34	No	Rebecca Bacon	12/20/2023
ThoughtCloud Inc.	Vendor	Sharepoint Architecture	1/3/24 - 2/2/24	\$4,950.00	No	Rebecca Bacon	1/4/2024



Fiscal Year 2023 - 2024

Monthly Financial Report

**December 2023**

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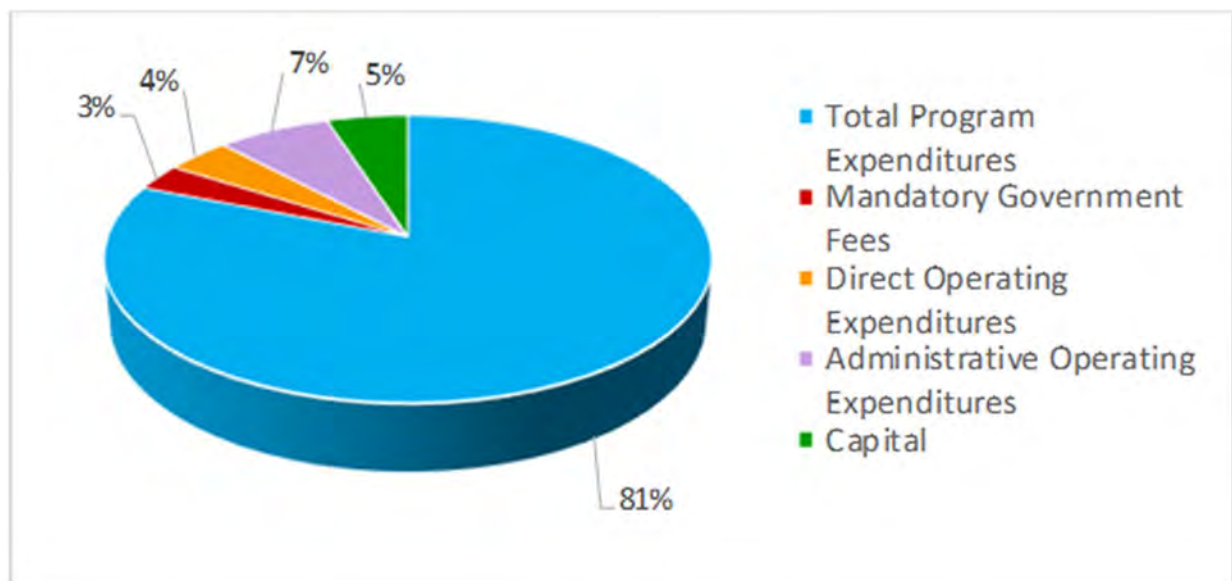
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7. Investments Statement
8. Five Year Projections
9. New Program Funding Report
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## Fiscal Year 2023-2024 Budget

	<b>FY 2023-2024 Original Budget</b>
<b>Revenues</b>	
Ad-Valorem Taxes	69,295,183
Investment Income	2,220,000
Administrative Services Organization Funding	600,000
Other Community Partner Funding	410,000
Miscellaneous Income	11,000
<b>Total Revenues</b>	<b><u>72,536,183</u></b>
<b>Expenditures</b>	
Program Expenditures:	
Program Funding (Continuation Grants)	51,321,375
New Program Funding (unallocated)	9,560,000
Total Program Expenditures:	60,881,375
Operating	
Employee Salaries and Benefits	6,009,787
Contracted Professional Services	619,784
CBHC FRC Occupancy Expenditures	501,949
Facility Expenditures	348,431
Other Operating	581,704
Total Operating	8,061,655
Capital Expenditures	4,000,000
Mandatory Government Fees	1,988,523
<b>Total Expenditures</b>	<b><u>74,931,553</u></b>
<b>Net Spend Down of Fund Balance</b>	<b><u>(2,395,370)</u></b>



## ***Financial Statement Category Definitions***

- **Revenue**

- **Ad-Valorem Taxes** includes current and delinquent ad-valorem tax revenue and excess fees returned to the Children's Board originally paid to the County based on the tax revenue.
- **Investment Income** includes revenue from various interest-bearing accounts.
- **Administrative Services Organization (ASO)** funding represents contributions from other funders specifically designated for use by providers in the community, managed by the Children's Board ASO staff. These dollars are also included in the program expenditure line. An example is the Hillsborough County Board of County Commissioners (BOCC).
- **Other Community Partner funding** represents funds contributed from community partners that are added to our provider contract amounts and included in the program funding line, for example, the School District of Hillsborough County and Hillsborough County BOCC.
- **Miscellaneous Income** consists of match revenue from the insurance company, cash back from the credit card, and any other miscellaneous revenue received during the year.

- **Expenditures**

- **Program Funding (Continuation Grants)** represents provider contracts funded by Children's Board, property tax revenue and funds contributed from our community partners. This amount also includes the dollars managed through the ASO to provide support to participants of case management programs.
- **New Program Funding (unallocated)** includes dollars budgeted for new program contracts and one-time funding that will be released and awarded by a competitive or application process.
- **Employee Salaries and Benefits** include wages paid to all non-contractor employees. Benefits represent costs provided for salaried and hourly wage employees including Federal Insurance Contributions Act (FICA), life and health insurance, short-term and long-term disability insurance, unemployment, and retirement benefits.
- **Contracted Professional Services** represents amounts budgeted for contracted information technology services, legal, media buys, auditing, and other professional services.
- **Facility Expenditures** represents necessary costs to operate the Children's Board offices, conference center, and seven (7) CBHC Family Resource Centers (CB FRC) occupancy expenditures, including utilities, information technology, maintenance, and repairs.
- **Other Operating** contains staff training, conference and meeting travel, postage, insurance, promotional activities, printing, supplies, advertising for Truth In Millage (TRIM), budget ads and other public notices, memberships, and subscriptions. Also included are support activities with provider agencies and community organizations for training and events.
- **Capital Expenditures** include the budget for building expenditures.
- **Mandatory Government Fees** include Tax Collector's fee, Property Appraiser's fee as well as the City Storm Water fee.

## Statement of Revenues and Expenditures

**December-2023**

	<b>FY 2023- 2024 YTD Budget</b>	<b>FY 2023- 2024 YTD Actual</b>	<b>FY 2023- 2024 Variance \$</b>	<b>FY 2023- 2024 Variance %</b>
<b>Revenues</b>				
Ad-Valorem Taxes	58,446,706	60,247,221	1,800,515	3%
Investment Income	555,000	1,406,614	851,614	153%
Administrative Services Organization Funding	150,000	170,309	20,309	14%
Other Community Partner Funding	0	0	0	0%
Miscellaneous Income	2,750	2,140	(610)	-22%
<b>Total Revenues</b>	<b>59,154,456</b>	<b>61,826,284</b>	<b>2,671,828</b>	<b>5%</b>
<b>Expenditures</b>				
Program Expenditures:				
Program Funding (Including Unallocated)	7,805,954	5,389,603	2,416,351	31%
Total Program Expenditures:	7,805,954	5,389,603	2,416,351	31%
Operating Expenditures				
Employee Salaries and Benefits	1,502,446	1,422,092	80,354	5%
Contracted Professional Services	163,813	53,602	110,211	67%
CBHC FRC Occupancy Expenditures	125,487	120,275	5,212	4%
Facility Expenditures	87,108	72,413	14,695	17%
Other Operating	239,367	259,009	(19,642)	-8%
Total Operating	2,118,221	1,927,391	190,830	9%
Capital Expenditures	727,600	50,000	677,600	93%
Mandatory Government Fees	1,340,043	1,304,318	35,725	3%
<b>Total Expenditures</b>	<b>11,991,818</b>	<b>8,671,312</b>	<b>3,320,506</b>	
<b>Net Cash Flow</b>	<b>47,162,638</b>	<b>53,154,972</b>	<b>5,992,334</b>	



## Revenue Variance Analysis

### Statement of Revenues and Expenditures

December-2023

	FY 2023- 2024 YTD Budget	FY 2023- 2024 YTD Actual	FY 2023- 2024 Variance \$	FY 2023- 2024 Variance %
<b>Revenues</b>				
Ad-Valorem Taxes	58,446,706	60,247,221	1,800,515	3%
Investment Income	555,000	1,406,614	851,614	153%
Administrative Services Organization Funding	150,000	170,309	20,309	14%
Other Community Partner Funding	0	0	0	0%
Miscellaneous Income	2,750	2,140	(610)	-22%
<b>Total Revenues</b>	<b>59,154,456</b>	<b>61,826,284</b>	<b>2,671,828</b>	<b>5%</b>

- **Ad-Valorem Taxes**
  - This line is over the YTD budget by \$1,800,515; 87% of the tax revenue budgeted has been received to date.
- **Investment Income**
  - The interest received year to date is over the YTD budget because interest rates have increased. This was budgeted at 2% and the current interest rate is 5.60% for LGIP and 1.08% for Wells Fargo.
- **Administrative Services Organization**
  - ASO Funding revenue was slightly over budget because ASO actual expenditures were over budget (primarily BOCC-Social Services Homeless Prevention funds).
- **Other Community Partner Funding**
  - Funding in this line will be received later in the year.
- **Miscellaneous Income**
  - This line is under budget due to timing of receiving matching funds from the insurance company, as well as 1.5% cash back from the CBHC credit card.

## Expenditure Variance Analysis

### Statement of Expenditures

December-2023	FY 2023- 2024 YTD Budget	FY 2023- 2024 YTD Actual	FY 2023- 2024 Variance \$	FY 2023- 2024 Variance %
<b>Expenditures</b>				
Program Expenditures:				
Program Funding (Including Unallocated)	7,805,954	5,389,603	2,416,351	31%
Total Program Expenditures:	7,805,954	5,389,603	2,416,351	31%
Operating				
Employee Salaries and Benefits	1,502,446	1,422,092	80,354	5%
Contracted Professional Services	163,813	53,602	110,211	67%
CBHC FRC Occupancy Expenditures	125,487	120,275	5,212	4%
Facility Expenditures	87,108	72,413	14,695	17%
Other Operating	239,367	259,009	(19,642)	-8%
Total Operating	2,118,221	1,927,391	190,830	9%
Capital Expenditures	727,600	50,000	677,600	93%
Mandatory Government Fees	1,340,043	1,304,318	35,725	3%
<b>Total Expenditures</b>	<b>11,991,818</b>	<b>8,671,312</b>	<b>3,320,506</b>	

- **Program Expenditures**
  - Continuation Grants are under budget because certain providers are not current on invoicing the Children's Board (Champions for Children, Healthy Start Coalition, Lutheran Services Florida, HCC). Also, a significant portion of new program funding has yet to be allocated.
  - Leveraged Investments are over budget.
- **Employee Salaries and Benefits**
  - This line is slightly under budget due to four positions being vacant at various points during the first quarter.
- **Contracted Professional Services**
  - This line item is under budget due to the timing of legal services, audit fees, county IT services and Community Education & Awareness spending. Some of these items are billed in full in later quarters.
- **CBHC FRC Occupancy Expenditures**
  - This line item is slightly under budget due to the timing of spending, primarily in building repairs/maintenance.
- **Facility Expenditures**
  - This line item is under budget due to the timing of spending. Building repairs/maintenance, electric service, and water/sewer utility service are under budget but are expected to return to budgeted levels during the spring and summer months in subsequent quarters.
- **Other Operating**
  - This line item is over budget due to the timing of spending in professional development, making various insurance payments, purchasing office furniture and computer supplies, and renewing various large memberships/dues, all of which occurred in the first quarter.
- **Capital Expenditures**
  - This line item is under budget due to the timing of the planned purchase and build out of property for an additional CBHC Family Resource Center in Brandon. The purchase is expected to be finalized by the end of the second quarter, with the build out occurring in the months following.
- **Mandatory Government Fees**
  - This line item is slightly under budget due to the timing of paying the property appraiser's fees, but this is expected to return to budgeted levels in subsequent quarters.

Children's Board Of Hillsborough County  
Investments Statement  
**December-2023**

<u>Investment Instrument</u>	<u>Financial Institution</u>	<u>Balance</u>	<u>Maturity</u>	<u>Yield</u>
Checking	Wells Fargo Government Advantage	1,906,866	1 day	1.08%
LGIP	Florida State Board of Administration	<u>140,233,080</u>	N/A	5.60%
		<b><u>142,139,946</u></b>		



**CHILDREN'S BOARD OF HILLSBOROUGH COUNTY  
PROJECTIONS**

**FY 2022 - 2023 to FY 2027 - 2028**

**Millage Rate .4589**



	<b>FY 2022 - 2023 Amended Budget</b>	<b>FY 2022 - 2023 Estimated Actual</b>	<b>FY 2023 - 2024 Budget</b>	<b>FY 2024 - 2025 Budget</b>	<b>FY 2025 - 2026 Budget</b>	<b>FY 2026 - 2027 Budget</b>	<b>FY 2027 - 2028 Budget</b>
<b>MILLAGE RATE</b>	<b>0.4589</b>	<b>0.4589</b>	<b>0.4589</b>	<b>0.4589</b>	<b>0.4589</b>	<b>0.4589</b>	<b>0.4589</b>
<u>Projected Tax Revenue</u> (millage rate @ .4589 w/ 12.25% inc. in tax base in FY 2024, 4.9% inc. in FY 2025, 7.4% inc. in FY 2026, 7% inc. in FY 2027, 6.5% inc. in FY 2028)	61,929,405	62,515,000	69,295,183	72,664,187	78,001,377	83,423,673	88,811,112
Investment Income	892,000	4,419,000	2,220,000	2,090,613	1,802,889	1,537,931	1,326,125
Administrative Services Organization and Other Community Partner	1,010,000	805,000	1,010,000	1,010,000	1,010,000	1,010,000	1,010,000
Miscellaneous Income	11,000	10,000	11,000	11,000	11,000	11,000	11,000
<b>Total Revenue Available</b>	<b>63,842,405</b>	<b>67,749,000</b>	<b>72,536,183</b>	<b>75,775,800</b>	<b>80,825,266</b>	<b>85,982,604</b>	<b>91,158,237</b>
<u>Operating Expenditures</u>	7,502,083	7,091,822	8,061,655	8,406,955	8,768,378	9,160,607	9,580,108
Mandatory Government Fees	1,754,648	1,629,858	1,988,523	2,074,540	2,226,650	2,381,184	2,534,726
Building and Capital Reserve Expenditures	4,000,000	2,047,513	4,000,000	4,000,000	4,000,000	-	-
<u>Program Funding (Continuation Grants)</u>	40,628,582	38,879,279	51,321,375	61,593,202	77,787,902	84,126,390	88,846,418
<u>New Program Funding (Unallocated)</u>	12,825,000	5,143,142	9,560,000	15,050,000	4,850,000	3,150,000	1,850,000
<b>Total Expenditures</b>	<b>66,710,314</b>	<b>54,791,614</b>	<b>74,931,553</b>	<b>91,124,697</b>	<b>97,632,930</b>	<b>98,818,181</b>	<b>102,811,252</b>
<b>Net Income (Spend Down)</b>	<b>(2,867,909)</b>	<b>12,957,386</b>	<b>(2,395,370)</b>	<b>(15,348,897)</b>	<b>(16,807,664)</b>	<b>(12,835,577)</b>	<b>(11,653,015)</b>
<b>Fund Balance</b>							
Total Fund Balance Beginning of Year	64,908,268	67,371,722	80,329,108	77,933,738	62,584,841	45,777,176	32,941,599
Net Income (Spend Down of Fund Balance)	(2,867,909)	12,957,386	(2,395,370)	(15,348,897)	(16,807,664)	(12,835,577)	(11,653,015)
<b>Total Fund Balance End of Year after Spend Down</b>	<b>62,040,359</b>	<b>80,329,108</b>	<b>77,933,738</b>	<b>62,584,841</b>	<b>45,777,176</b>	<b>32,941,599</b>	<b>21,288,584</b>
Less Non-Spendable Fund Balance Reserve	(19,732)	(19,732)	(19,732)	(19,732)	(19,732)	(19,732)	(19,732)
Less Committed Fund Balance Reserve (Operating Reserve)	(3,332,167)	(3,332,167)	(3,754,071)	(4,565,347)	(4,891,410)	(4,950,791)	(5,150,844)
Less Committed Fund Balance Reserve (Building & Capital Reserve)	(981,627)	(981,627)	(1,281,627)	(1,581,627)	(1,881,627)	(2,181,627)	(2,481,627)
Less Assigned Fund Balance Reserve	(44,439,928)	(59,040,525)	(56,645,154)	(41,296,257)	(24,488,593)	(11,653,015)	
<b>Unassigned Fund Balance</b>	<b>13,266,905</b>	<b>16,955,058</b>	<b>16,233,154</b>	<b>15,121,878</b>	<b>14,495,815</b>	<b>14,136,434</b>	<b>13,636,381</b>

**Definitions:**

**Non-Spendable Fund Balance Reserve** includes pre-paid expenditures.

**Committed Fund Balance Reserve** includes the building/capital reserve and operational reserve of 5.01% of the budgeted expenditures for the year.

**Assigned Fund Balance Reserve** consists of the future commitments included in the future projections that spend down from the fund balance.

**Unassigned Fund Balance** represents the difference between the total fund balance and all reserves above.

The reserve amounts above are determined and approved by the Board each year during the budgeting process.

**FY 2023-2024 NEW PROGRAM FUNDING (UNALLOCATED) REPORT**  
**Regular Board Meeting - January 25, 2024**

	<b>Beginning Budget</b>	<b>YTD Amount Approved</b>	<b>YTD Uncommitted Funds Available</b>	<b>Current Funding Requests</b>	<b>Uncommitted Funds Available</b>
<b>Technical Assistance Funding (Agencies Not Currently Funded by CBHC)</b>	155,000	98,629	56,371		56,371
<b>Technical Assistance Funding (Agencies Currently Funded by CBHC)</b>	70,000	20,000	50,000		50,000
<b>Spring &amp; Summer Passports</b>	225,000	-	225,000		225,000
<b>Leading Grants (Summer Funding)</b>	310,000	-	310,000		310,000
<b>Emerging Needs Funding</b>	300,000	105,932	194,068		194,068
<b>Emergency Funding</b>	400,000	-	400,000		400,000
<b>Match</b>	300,000	-	300,000		300,000
<b>Leading Grants - Support New Programs</b>	600,000	337,410	262,590		262,590
<b>Uniting Grants - Support New Programs</b>	3,000,000	941,742	2,058,258		2,058,258
<b>Investment Grants - Support New Programs</b>	3,600,000	-	3,600,000	2,728,640	871,360
<b>Investment Grants - Strategic Initiatives</b>	600,000	-	600,000		600,000
<b>Totals</b>	<b>9,560,000</b>	<b>1,503,713</b>	<b>8,056,287</b>	<b>2,728,640</b>	<b>5,327,647</b>

Original Continuation Funding Budget	51,321,375
Actual Contract Amount Negotiated	(50,687,788)
<b>Additional Amt Available from Continuation Funding</b>	<b>633,587</b>
 St. Joseph's Pediatric Extension	 (36,053)
<b>Net Additional \$\$ Available</b>	<b>597,534</b>

FY 2023-2024 NEW PROGRAM FUNDING (UNALLOCATED) REPORT

Agency	Program	Funding Description	Technical Assistance Funding (Agencies Not Currently Funded by CBHC)	Technical Assistance Funding (Agencies Currently Funded by CBHC)	Spring & Summer Passports	Leading Grants Summer Funding	Emerging Needs Funding	Emergency Funding	Match	Leading Grants - Support New Programs	Uniting Grants - Support New Programs	Investment Grants - Support New Programs	Investment Grants - Strategic Initiatives
Lightning Foundation, Inc.	Lightning Fall Camp	Offer (2) sessions of camp for kids to participate in playing ball hockey and other sports. Engage with different arts/crafts, board games, puzzles, and we spend some time outside each day doing different team building activities. Each child is provided with a t-shirt and swag bag at the end of the week. We also provide kids with one snack and lunch throughout the day. We have been honored to work with the Childrens Board over the last few years to host Summer Camps at the Training Center. However, we see a need to pilot additional camps at other times of the year. We want to help families not stress about where their child will go by providing camps during <u>Thanksgiving Camp for children with Special Needs</u> , Length: 3 days and <u>Winter Camp</u> , Length: 4 days.					16,200						



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Tampa Kiwanis Foundation, Inc.	StoryWalk	The StoryWalk project would increase access to literacy in a fun way for school readiness. Kiwanis will collaborate with Hillsborough County Park and Recreation as well as City of Tampa for park access at Ruskin Community Park, Seffner/Mango Community Park, Carrollwood Village Park (Tampa), and Rowlett Park (Sulphur Springs). Stories will rotated and be available in English and Spanish.					73,232						
More Health Inc.	Healthy and Safe Kids	Provide health and safety education to children and parent/caregivers, through a “Week of Wellness” at 25 preschools to develop healthy lifestyle habits and reduce the risk of unintentional injuries for young children.								98,983			
Tampa Heights Junior Civic Association	THJCA's Garden and Art Wellness Program	Serve kindergarten to fifth grade children to support their academic and self-esteem development, and provide their parents/caregivers with the community resources and practical applications.								85,769			

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Just Initiative	The Zone	Provide in depth holistic support in the areas of academics, social/emotional competence, health/safety knowledge, socialization, connection to basic needs and enriching resources for children experiencing homelessness or poverty. This happens through group activities, one on one, individual education advocacy, and guiding parents to resources.								100,000			
Bay Area Legal Services, Inc.	Family Housing Stability	Provide wrap around social services to establish sustainable housing stability through holistic assistance to stabilize children’s homes, contributing to their healthy development.								51,938			

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The Boys & Girls Clubs of Tampa Bay, Inc.	Healthy, Safe, and Sound Initiative	The purpose of the Healthy, Safe, and Sound Elementary Initiative is to 1) provide necessary after-school and summer academic and enrichment support for elementary school students to develop nurturing and healthy habits and 2) provide parents/guardians with resources and support to strengthen stability and overall wellness by hosting and/or facilitating parent events and/or workshops.									278,650		
Housing Authority of the City of Tampa	Youth Success	Youth Success will serve 100 elementary school children from low to moderate income families living on or near the THA properties with year-round afterschool and summer programming.									238,330		



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Florida Education Fund, Inc.	FEF CodeMasters	FEF CodeMasters provides HOST and Tampa Parks after school and summer children hands-on opportunities to learn to code and create with technology, to develop skills need to pursue and succeed in the jobs of the future, and to explore exciting science, technology, engineering, art, and mathematics (STEAM) careers.									216,657		
Seniors in Service of Tampa Bay, Inc.	Readers in Motion 2	Readers in Motion improves literacy, resiliency, character and life skills, and parent/caregiver involvement for economically disadvantaged, minority children ages 5-8 in kindergarten through 3rd grade by providing intensive tutoring from trained, culturally relevant, aged 55+ volunteers and family engagement activities so they can succeed in school and in life.									208,105		

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Nonprofit Leadership Center of Tampa Bay, Inc.	Certificate I Leadership	30 Nonprofit professionals working in Hillsborough County (CBHC funded and non CBHC funded organizations) that have a total operating budget of \$3 million or less.					16,500						
G3 Life Applications Inc.	Capacity Building	G3 Life Applications, Inc. is a 501 © 3 non-profit holistic mentoring organization that focuses on training, motivating, and empowering our youth by cultivating the Spiritual, Mental, and Physical attributes and qualities of All of our participants.	9,981										
Learn Tampa Bay dba Achieve Plant City	Capacity Building	Achieve Plant City provides early childhood classes to children ages 2 to 5, offers reading and homework assistance to children in elementary grades, provides developmental screenings to children birth to 60 months, works with parents of the children served by providing adult literacy classes and parenting education.		10,000									

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Oasis Network of New Tampa Inc.	Capacity Building	OASIS provides clothing and hygiene items to students in all 250 schools in Hillsborough County. OASIS request technology to improve our data collection and communication for staff/volunteers in four clothing sites around the county and five programs. OASIS requests two metal clothing bins to collect donated clothing for students.	9,872										
The Skills Center Inc.	Capacity Building	The Skills Center uses the power of sports to level the playing field for children, youth, and young adults in education, health, and workforce training. The Skills Center provides sports-based youth development to help participants reach their full potential.	10,000										



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Community Roots Collective Inc.	Capacity Building	Empowering families through education, resources, and love. Join us for support groups, educational classes, and workshops, fostering a community that sustains and uplifts every family. Together, let's navigate the challenges of parenting and build a foundation for a thriving future.	9,999										
Just Initiative	Capacity Building	Capacity Building for Just is going to impact all of the areas of our agency to strengthen us and improve efficiency with the training and technology improvements and fundraising support. In turn, this will improve our capacity and ability to serve families well in Hillsborough County for years to come.		10,000									
PACE Center for Girls	Capacity Building	Build capacity in marketing and fund development in order to launch a capitol campaign. This includes engaging the services of consultants to lay the foundation for fundraising and assist with the marketing phase.	10,000										

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Dana Shores Civic Association, Inc	Capacity Building	Skyway Park Children's Playground Music Enhancement will allow children of all ages and capabilities to experience the joy of playing music at one of Hillsborough County's most frequented parks.	7,436										
Florida 1.27 Inc.	Capacity Building	Florida 1.27 connects, encourage, and equip churches, organizations, families, and individuals to serve vulnerable children in crisis. This proposed program is an improved marketing strategy and assistance with its execution to help secure new funding opportunities from individual donors and cultivate existing donor relations towards growth.	9,600										

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Salesian Sisters	Capacity Building	The SYC is an after school and summer program for ages 5 – 18 years old that keeps kids off the streets and in programs like tutoring, sports programs, homework assistance, etc. Partnering with Boys & Girls Club, they provide staff and the Salesian Sisters of Tampa provides everything else.	9,950										
The Sylvia Thomas Center for Adoptive and Foster Families	Capacity Building	The purpose of this request is to develop an Educational Toolkit for Adoptive Families that will help guide adoptive parents in seeking the most appropriate services and supports for their children throughout their educational careers.	2,874										
New Life Village Inc.	Capacity Building	This proposal would support the secure storage of resident documentation.	10,000										



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Solita's House Inc.	Capacity Building	Solita's House, Inc. (SHI) is nonprofit 501©(3) organization whose mission is to promote personal and community development by providing access to affordable financial products and development services to low-income persons so that they can achieve financial health and wealth in all areas of their lives.	8,917										
Joshua Way of Hope	Achievers	The Achiever's program offers parenting classes and personalized training for students in grades (3 to 8), enhancing social behavior and academic skills. Parents and students learn stress management, conflict resolution, and family communication techniques. Includes case management, creating an educational family support plan, providing referrals, services and monitoring academic progress.										900,000	

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Children's Home Network	Caregiver Support Services of Hillsborough County	CSS will provide clinical and wraparound family support to caregivers and their families to help prevent child abuse and neglect through “respite” (short-term) in-home services and will serve children between the ages of 0-13 who have physical disabilities, social-emotional challenges, or developmental delays/disabilities and their caregivers experiencing serious situational stressors.										670,320	
The Skills Center Inc.	Middle School Youth Opportunity	Middle School Youth Opportunity (YO) will provide middle school youth with sports-based youth development to support academic success, build durable skills, and improve physical and mental well-being. Parents/caregivers will participate in activities to support their youth's development.										529,399	

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The Boys & Girls Clubs of Tampa Bay, Inc.	After Zone Initiative at Giunta Middle School	The After Zone Initiative at Giunta Middle School will provide necessary before, during, and after-school and summer academic and enrichment support for middle school student who are struggling with learning loss, area at-risk of failing a class, and/or will not be promoted to the next grade.										244,593	
ReDefiners World Languages, Inc.	Multilingual Citizens Program (MCP)	Multilingual Citizens Program (MCP) provides free language classes for Hillsborough County parents/caregivers, children ages 5-11, youth 12-14 and professionals serving families learn Arabic, English, Mandarin or Spanish for 8-12 weeks at several community centers and schools across the county.										384,328	



FY 2023-2024 NEW PROGRAM FUNDING (UNALLOCATED) REPORT

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ReDefiners World Languages, Inc.	Academic Achievers	This program is designed to support literacy development among K-5 students who are below grade level, currently serving children at Mort Elementary, within the community at ReDefiners' center and those served at the Family Enrichment Center.							55,521				
		.											
TOTAL			98,629	20,000	-	-	105,932	-	55,521	336,690	941,742	2,728,640	-

Total Approved	1,558,514
Total Current Requests	2,728,640

# Good News

*from our funded partners*

**Regular Board Meeting**

**January | 2024**



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**Children's Board**  
HILLSBOROUGH COUNTY

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[www.ChildrensBoard.org](http://www.ChildrensBoard.org)

# Healthy Start Coalition of Hillsborough County

## HealthySteps Hillsborough

### Testimonial

HealthySteps Hillsborough is a nationally recognized early childhood program that partners with the USF Health Department of Pediatrics. HealthySteps meets with families during well-child visits to share information on developmental milestones, positive parenting, and community resources, while providing support to families who want the best possible future for their children.

Testimonial from HealthySteps family from the University of South Florida Healthpark Pediatrics:

"Seeing you guys is my favorite part of the appointment. I always have so many questions and you take the time to answer them. Thank you for everything!" - Taylor J.



# Hispanic Services Council

## La Red de Padres Activos/ Network of Active Parents



The end of 2023 was an active time for the Hispanic Services Council (HSC). HSC strives to impact our community through education and resources, and we have accomplished this in the last year through our various projects and programs. In December, HSC participated in two mentorship graduations, community toy and food drives, and celebrated the holidays as a team--learning ways we can continue helping our Hispanic community grow and prosper in 2024.

In the past few months, HSC mentored 18 students in middle and high school and created a pathway to higher education with our Escalando Nuestro Futuro and La Red Mas mentorship programs. Through our HSC mentorship programs, we pair a young middle or high school student with a college student and have them meet throughout the school semester for several weeks. During this time, students covered topics such as going to college, careers, how to pay for their education, and how to prepare to apply to and attend a higher education institution. These programs are made possible by the Childrens Board of Hillsborough County and United Way. Upon completion of the program students were surprised with a very generous donation from E-smart Recycling, in which each student was given a personal computer at graduation to help them on their path to learning.

This holiday season, with the help of our community partners and friends such as the Tampa Bay Rays, Tampa Bay Rowdies, Univision, and Good Greek Moving, HSC was able to distribute toys to over 250 families in our Wimauma community. Our North Tampa Community made the holiday joyful for families with the help of the Carrollwood Day School and Fresco y Mas, who contributed toys, gift cards, and a food drive to help the families in North Tampa. We are grateful to all these partners who make our communities thrive during this time of year and look forward to continuing our strong relationships with them in 2024.

The HSC mission is to increase access and opportunities for Hispanics and influence the systems that serve them is one we hope to continue growing in the next year. This year at our holiday lunch, we used the opportunity to have everyone at HSC learn more about our team's diversity and brainstorm ideas on how we can help our communities grow in the new year. We look forward to using the ideas inspired by our unity and diversity to help make HSC a place to increase opportunities for Hispanics in our community.



# Early Childhood Council of Hillsborough County (ECC)

## Inclusion Support Services

A family of nine, including two parents were assigned to Jessica Cruz and FSC II back in November. Contact was made with the family, and a meeting was scheduled with mom to get the Child Find process started and get a better idea of their status having just moved to Tampa. Most importantly, we gathered more information on the child and the family to meet their prioritized needs. Mom reported that she, spouse, and their children recently moved from Puerto Rico due to having limited access to services for the children's developmental needs. They were struggling to get by. Mom had been promised a place to stay with family but that turned out not to be the case resulting in the family having to seek shelter at various motels until the dad found employment at the motel. They were able to keep their room as compensation for his work. This FSC II had a conversation with mom regarding their needs to which mom reported that the children did not have clothing as they packed very light during their move and currently were unable to provide necessary clothing.

Mom also reported that she did not have car seats for the younger children. This FSC II submitted an ASO request for St. Joe's Safety Store and was approved. Food was also hard to come by with dad even panhandling for money on the street.

Mom reported that she has applied for medical and food assistance through the Department of Children and Families. She was approved and received her first food stamps on November 23rd. Medicaid cards were also mailed out. This FSC II was able to submit a referral for clothing for all the school aged children through the Clothes to Kids program and each child was provided with at least two to three uniform pieces along with daily clothing plus personal hygiene items. This FSC II picked up all items once they were ready for pick-up and delivered to mom.



(Continues on next page)

# Early Childhood Council of Hillsborough County (ECC)

## Inclusion Support Services

FSC II submitted an ASO request for a \$150.00 pre-paid card to Wal-Mart for groceries which was approved and picked-up and dropped off to mom. Supervisor suggested we discuss the family at our staff meeting to see if ECC would sponsor the family for the Holidays--Mom did not meet eligibility criteria for holiday registration at Metro Min. FSC II provided information on Feeding Tampa Bay, Tampa Housing Authority, and Dawning Family Services for mom to work on while FSC II researched agencies that may be able to assist and prepare items for the family. ECC leadership and staff agreed to adopt the Echevarria-Santiago family for the holidays. We wrapped gifts for all children and parents based on their needs.

The family received gift cards for Publix, Wawa, cash, toys, clothing, and shoes for the children including the identified child. They also received an air fryer to cook food, and a small tree with decorations on it. FSC II delivered the items on the 15th of December to which mom began to cry and was extremely thankful. FSC II continues to follow up with the Echevarria-Santiago family as they will continue to have needs for the foreseeable future especially food and housing.



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Children's Board  
HILLSBOROUGH COUNTY

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# Seniors in Service of Tampa Bay

## Readers in Motion



Get ready for an exhilarating journey with Readers in Motion as we dive into monthly Reading Challenges! Each month, Readers in Motion creates a Monthly Reading Challenge and posts it on myON, a wonderful literacy partner with an online library used widely in Hillsborough County Public Schools. All

students in our service site (K-2nd classrooms at Oak Grove Elementary) see the Monthly Reading Challenge when they log in to their myON profile. From here, students must read five of the 15 books in the challenge to receive a prize – a new book for their home libraries!

Wait now, there's more! Readers in Motion does not only celebrate individual triumphs, but we've raised the stakes to celebrate the two classrooms with the highest percentage of Monthly Reading Challenges victors! The winning classrooms are awarded educational materials needed for their class, and the items are up to them! It's not just a reading challenge; it's a rollercoaster of triumphs, celebrations, and well-earned rewards!

October marked the kickoff for 2023, and a tight battle emerged as students competed for the top spot! Teachers, both seasoned pros and enthusiastic newcomers, capitalized on the literary competition to encourage all their students to read! Brace yourselves for the incredible results - not one, not two, but three classrooms tied with 100% of the class completing the Monthly Reading Challenge! A staggering 92 mighty Oak Grove students emerged victorious in total!

November took our Monthly Reading Challenge to new heights! An incredible 103 challenge-conquerors arose, turning the reading battleground into a roaring success! If you thought one tie was exciting, you'll be thrilled to learn we had another three-way showdown among our phenomenal students! That is over 500 books read!

Our Monthly Reading Challenges aren't just a sideshow; they're the beating heart of Readers in Motion. They offer students and families a captivating way to stay engaged in literacy and learning - both in and out of the classroom. By partnering with myON, a platform already incorporated into the daily schedule of Hillsborough District classrooms, Readers in Motion brings that special something that gets children excited. We work with our partner teachers and parents to select titles that will be both exciting to students and relevant to their current curriculum, while bringing together all factors that help students learn and love to read. Thank you for your generous funding, Children's Board of Hillsborough County!

# Just Initiative

## Woven Empowerment – We Program



In November we had a gathering of 20 people from the WE Program to celebrate Thanksgiving together.

In December, we had a Christmas Party for all of the families connected to Just Initiative and the Woven Empowerment (WE) Program. The turnout was larger than expected with about 90 people present. There were so many people in the community that stepped up to volunteer and provide food, toys, gifts for moms, and financial donations towards the party that it was a very

large success. It was a great time for parents and children to come together and have fun, while connecting with each other and enjoying the Christmas season.

Most importantly, in November and December we assisted four families in exiting homelessness and moving into their own stable apartment or home. One of these families had been sleeping in their car for months before they came into the WE Program. We assisted four additional families avoid eviction/homelessness during that time and ended the year with three other families in our shelter and another family in emergency housing in a hotel. This is a total of 12 families and 28 children that had a safe and warm place to live and sleep in November and December due to our work alongside the families in the Woven Empowerment Program.





# University Area Community Development Corporation (UACDC)

## Get Moving! Mind, Body, & Soul

The Get Moving program held its annual Christmas Toy Drive distribution on December 21, 2023, for the children at University Area CDC. The program provided toys and bikes to the children who participated in its activities. The event was made possible through generous donations from multiple organizations and businesses, including Smoothie King at Hyde Park, Moffit Cancer Center, OnBike Inc., and UACDC staff. The gifts included Lego sets, gift cards, Barbies, action figures, soccer and basketballs, books, board games, and puzzles. In addition, thirty turkey and ham meals were provided for the families, which were donated by Publix Supermarket.

The program has been organizing this event for the past seven years and delivering it to the University Area children has been a pleasure. The children and parents of the Get Moving! program were thrilled again this year, and their faces lit up once they saw the wide range of toys. The Deputy Director and Master Montesino awarded three karate kids with brand new bikes for their upbeat attitude, hard work, and teamwork in karate class.

To add to all the smiles of the evening and the happy occasion, three notable karate student participants were gifted new bikes for their hard work, dedication, positive attitude, and teamwork. Overall, it was a successful event that brought joy and happiness to the children and families of the University Area CDC.



# Girl Scouts of West Central Florida

## Girl Scout Troop Program



Eleven Girl Scouts of West Central Florida Kindergarten through fifth grade troops in Hillsborough County, supported by the Children's Board of Hillsborough County, came together to celebrate their accomplishments and commitment to the new program year with an investiture ceremony. The event was attended by many local organizations, including Jackson Heights NFL Yet Center, Woodland Terrace, Emmanuel P. Johnson, Kenly Park, Wellswood Community Center, R.I.C.H House Robles Park, Oaks at Riverview Center, Williams Park, Rowlett Park, Grant Park, Fair Oaks Park, and Springhill Park. This ceremony serves as a

welcoming occasion for both new and returning Girl Scouts. Each girl was presented with a certificate of membership and their uniform sash adorned with their council and troop number, where they will proudly display all the badges they earn. The celebration concluded with Girl Scouts and their families enjoying a variety of food trays, cookies, and drinks.

In addition to the investiture ceremony, the troops celebrated earning their "My Best Self" badge, an esteemed addition to their uniforms signifying the culmination of the year's achievements. To earn this badge, girls participated in sessions focusing on movement, life skills, and happiness through skills such as exploring emotions, understanding and managing feelings, meditation, and exercise. These sessions included activities such as creating life-size representations of each other, creating an alphabet book centered on happiness and practicing meditation, learning to monitor their pulse and understanding how different activities impact their heart rate. This comprehensive journey equipped them with valuable life skills and experiences that they now proudly display on their uniforms signifying their accomplishment.



# ReDefiners World Languages, Inc.

## Multilingual Citizens Program (MCP)

In Hillsborough County, ReDefiners World Languages, in partnership with the Children's Board Family Resource Centers, remains a beacon of transformative education. As we delve into the latest chapter of our journey, let's explore the remarkable experiences and stories that unfolded in our classes.

Venturing into South Tampa, our educators sparked the flames of creativity in young minds. The challenge this time was to create a fantastical city. The children enthusiastically envisioned bustling streets with cafes and libraries, showcasing their boundless imaginations.

This imaginative endeavor not only fostered creativity but also honed critical thinking skills. ReDefiners World Languages stands firm in its commitment to innovative teaching, where learning becomes a joyous adventure.



# Preserve Vision Florida

## Children's Vision Health and Safety Services



Preserve Vision Florida has been hard at work filling our screening schedule since the holiday break. As we head into Florida “winter”, we want to spread the word not just about vision screenings for children and their parents, but also about eye health and safety.

In the summer, it’s assumed that sunglasses are a must-have. We know that ultraviolet (UV) rays radiate directly from the sun, but there are many other surfaces that reflect the rays such as water, sand and other bright surfaces. No matter the season, we should always be vigilant about protecting our eyes. This also goes for our children. It’s never too early to start good eye care habits for our little ones. Just make sure they wear UV-blocking sunglasses and hats when out in the sun. This goes for teens and young adults, as well.

As these two fashion-forward twins show at a recent preschool screening, sunglasses are a must-have all year accessory!



# Success 4 Kids and Families

## Successful Families



Mrs. Alcantara expresses her appreciation to Successful Families for providing her family with tickets to see The Grinch. The tickets were donated by Tampa Theater. Mrs. Alcantara and her family enjoyed the event very much because it was an opportunity to spend time together. Jaden, her son, was super happy and excited since the Grinch is his favorite character.



The three mothers pictured, and their families received an abundance of Christmas presents. Successful Families provided gifts to many families in need this Holiday season, while offering case management services, therapy, and parenting groups to families in east and south counties.



"I am so thankful and grateful for my Promotora and the Successful Families program. I can't wait to see my kid's faces on Christmas morning. My kids are my life, without your help, my kids would not be so fortunate this Christmas. We are blessed. Thank you."



# Big Brothers Big Sisters of Tampa Bay

## 1-to-1 Mentoring (Elementary)

Big Sister Christa and Little Sister Essence have been matched for over five years! Essence's mother, Susie, enrolled Essence into the program to provide Essence the opportunity to get out of the house and be in new environments. Susie knew she wanted to partner with a Big Sister to help provide enriching and safe experiences outside of her daughter's neighborhood.

Big Sister Christa and Little Sister Essence were both excited to meet each other and be matched, even though Little Sister Essence was very shy at first. Little Sister Essence loves doing arts and crafts and being active. So, Christa has incorporated these into the match outings through making slime, painting pottery, riding bikes, playing games, attending plays and shows, attending Big Brother Big Sister outdoor events, baking cookies, and even going to the strawberry festival together. The Strawberry Festival has even become a yearly tradition for the pair. Because of these outings, Essence has started to come out of her shell and let her personality and talents shine!

Over the past few years Big Sister Christa has shown herself to be a reliable and caring Big Sister to Little Sister Essence and to the family. Essence's mom, Susie, considers Christa to be a "ray of sunshine" for their family. For example, when Essence had trouble in school due to talking out of turn or too much with friends, Susie reached out to Big Sister Christa to talk to Little Sister Essence. Christa helped Essence learn tools to manage heavier emotions like anger. Since then, Essence has been using the calming techniques her Big Sister taught her to help avoid getting into trouble at school. Big Sister Christa goes above and beyond to help Essence study for tests and complete schoolwork. So Little Sister Essence was happy to report she brought her History grade up to a B this year. Christa plans to be with Essence all the way to graduation and beyond.





## Outreach Calendar of Events

The Children's Board will have a presence at the following community events. Contact Dexter Lewis, Director of Public Relations, at [lewisbd@childrensboard.org](mailto:lewisbd@childrensboard.org) for more information about a particular event.

### February

- 02.02.24     **Keeping Our Kids Safe**  
Barkdale Community Center  
1801 North Lincoln Avenue, Tampa  
5:00 pm - 10:00 pm
- 02.03.24     **Children's Board Free Family Day**  
Tampa Museum of Arts  
120 West Gasparilla Plaza, Tampa  
11:00 am-4:00 pm
- 02.06.24     **Children's Board Free Tuesday**  
Glazer Children's Museum  
110 West Gasparilla Plaza, Tampa  
10:00 am-5:00 pm
- 02.24.24     **77<sup>TH</sup> Annual Fiesta Day**  
Ybor City Chamber of Commerce  
7<sup>th</sup> Avenue, Tampa  
11:00 am - 6:00 pm

### March

- 03.05.24     **Children's Board Free Family Day**  
Tampa Museum of Arts  
120 West Gasparilla Plaza, Tampa  
11:00 am-4:00 pm