

TRIUMPH GULF COAST, INC. PRE-APPLICATION FORM

Triumph Gulf Coast, Inc. (“Triumph Gulf Coast”) has created a pre-application process to provide initial consideration of potential ideas for projects or programs that may seek an award of funding. Applicants are required to participate in the pre-application process. Notwithstanding the response from Triumph Gulf Coast on the pre-application form, an Applicant may still elect to submit an Application.

APPLICANT INFORMATION:

Name of Individual/Entity/Organization: City of Carrabelle

Brief Description of Background of Individual/Entity/Organization: The City of Carrabelle is city in Franklin County Florida incorporated in 1893.

Contact Information:

Primary Contact Information: Courtney Millender

Title: City Administrator

Mailing Address: 1001 Gray Avenue, Carrabelle, Florida 32322

Telephone Number: 850-697-2727

Email Address: citycbel@gtcom.net

Website: www.mycarrabelle.com

Names of co-applicants, partners or other entities, organizations that will have a role in the proposed project or program: None

REQUIRED EXECUTIVE SUMMARY:

In a maximum of three (3) pages, please describe the proposed project or program, including (i) the amount of funds being sought from Triumph Gulf Coast; (ii) the amount and identity of other sources of funds for the proposed project or program; (iii) the location of the project or program; (iv) summary description of the proposed program, including how the program will be transformational and promote economic recovery, diversification, and enhancement of the disproportionately affected counties, and (v) a summary timeline for the proposed project or program.

IMPORTANT NOTICE

This pre-application process will **not** result in an award of funding by Triumph Gulf Coast. Rather, this process is designed to facilitate submission of ideas for potential projects or programs before the Applicant expends time and/or resources to complete a full Application. All Applicants for funding are required to complete an Application, which will be scored, and then considered for award in the discretion of Triumph Gulf Coast Board.

EXECUTIVE SUMMARY

Funding Request Narrative for New City Hall

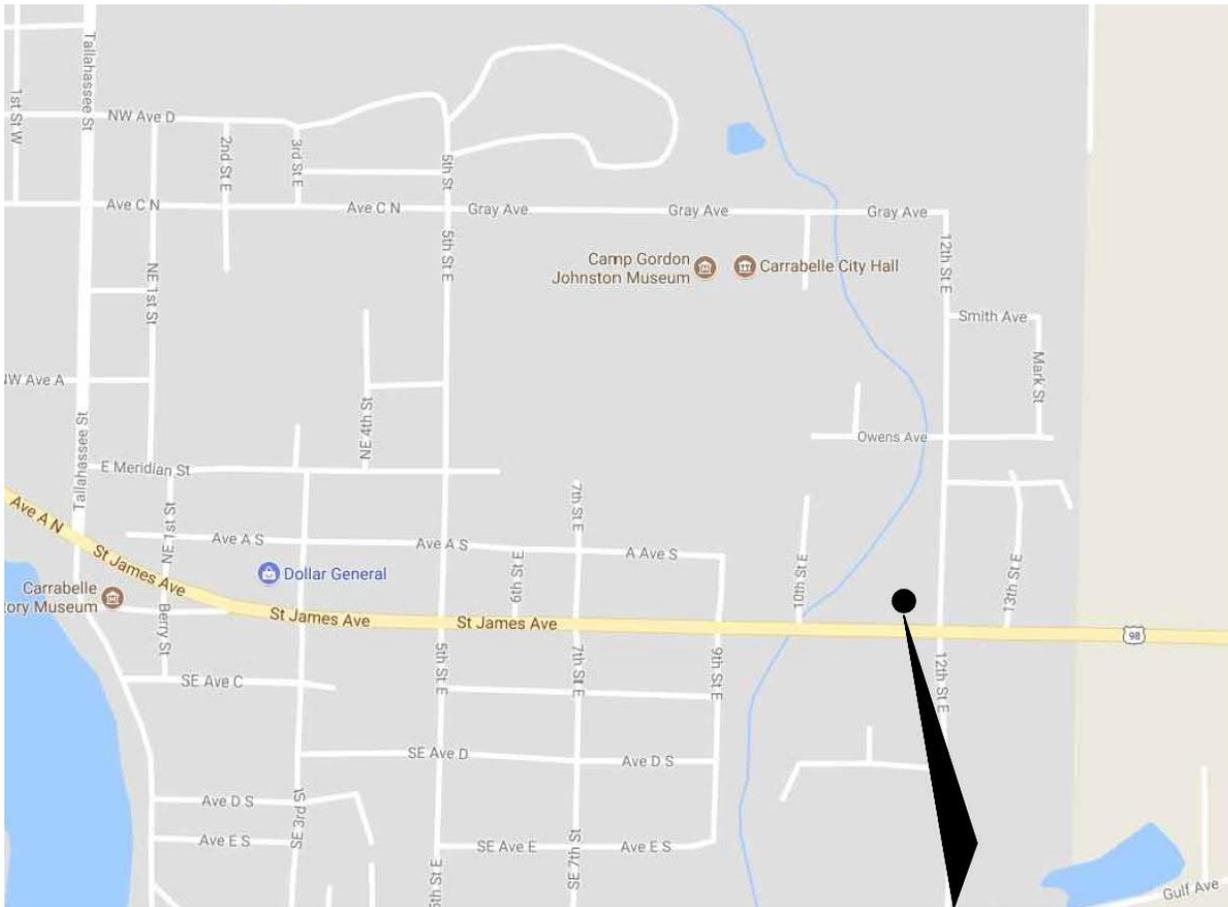
City of Carrabelle, Florida
November 6, 2017

Amount Requested: \$280,000

Matching Funds: \$280,000 From the City of Carrabelle. This 50% match represents the cost of design and permitting, which has already been expended, as well as a portion of the construction cost.

Location:

This project is located at the intersection of 12th Street and US 98 in Carrabelle.



LOCATION MAP
NTS

LOCATION OF PROJECT



Summary Description

Bringing the Carrabelle City Hall building up to the standards of other city hall buildings in the eight disproportionate counties will immediately enhance the viability of the City of Carrabelle and significantly improve the City's infrastructure. Currently City administrative services are conducted out of the old Carrabelle High School, built in 1972, now well beyond its useful life and in need of demolition. The average annual operational and maintenance cost is \$67,000.00 on this 60,000 sq. ft. building used to house an administrative staff of four and one police chief. The Carrabelle property owners immediately saw their taxes go up in 2008 when the City made a deal with the Franklin County School Board to take over the old school building and moving City Hall from a 3,400 sq. ft. building. By relocating City Hall to a new energy-efficient, low-maintenance, 5,300 sq. ft. building designed specifically for City administration, monthly operational expenses will be reduced to less than \$1,000. A rendering of the new City Hall building can be seen above.

This new building will be located on US Highway 98 at the eastern gateway to the City on City-owned property. This eastern gateway is the corridor leading directly to Carrabelle's Community Redevelopment Agency District. Several decades ago only a few small businesses and churches were established in this area which have become blighted with very little private sector investment in the past 20 years. Public sector investment in a modern, energy efficient, Florida vernacular style building will promote private sector investment along this blighted corridor leading into Carrabelle's CRA District. New construction at this location will play a crucial part in the revitalization efforts taking place in the eastern City Limits adjoining the CRA District where ongoing redevelopment continues.

Carrabelle and the surrounding area has long been a sought-after tourist destination for recreational fishing, eco-tourism, and local history. Tourism is a vital part of Carrabelle's economy and now the targeted industry for creation of new jobs in eastern



Franklin County. The new building will be strategically located directly on the Big Bend Scenic Byway and Old Florida's Coastal Trail U.S. 98 where it will clearly demonstrate the City is investing in itself, further encouraging tourism and private sector investment in the community. This will be a major step toward promoting job diversification from the oyster harvesting industry and be a positive economic impact to the City of Carrabelle and eastern Franklin County.

This project is shovel ready with the land owned by the City; floorplans, elevations, and site plans completed; construction documents completed; required permitting obtained; and advertisements for bidding underway. The project is tentatively scheduled to begin within the next two to three months and will be finished within a short duration. The recommended budget with contingencies is \$1,013,000.00 with the City of Carrabelle offering \$280,000.00 in cash leveraging. The City of Carrabelle respectfully requests Triumph Gulf Coast funding in the amount of \$280,000.00 as match leveraging. This will result in a total overall long-term debt service of approximately \$453,000.00, thus significantly reducing the tax burden on the citizens of Carrabelle from what they are experiencing now by supporting a deteriorated 60,000 sq. ft. old school building used for City administrative services.

Timeline/Schedule:

Procurement:	December, 2017
Begin Construction:	January, 2018
Construction Complete:	July, 2018