

State Of Maryland

2024 Bond Initiative Fact Sheet

1. Name Of Project		
Patuxent Commons		
2. Senate Sponsor	3. House Sponsor	
Howard County Senators	Howard County Delegation	
4. Jurisdiction (County or Baltimore City)	5. Requested Amount	
Howard County	\$500,000	
6. Purpose of Bond Initiative		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of Patuxent Commons housing		
7. Matching Fund		
Requirements:	Type:	
Grant		
8. Special Provisions		
<input type="checkbox"/> Historical Easement	<input checked="" type="checkbox"/> Non-Sectarian	
9. Contact Name and Title	Contact Ph#	Email Address
Howard County Delegation		hoc1@mlis.state.md.us
Elizabeth Everhart		202-223-3405
10. Description and Purpose of Organization (Limit length to visible area)		
<p>Mission First Housing Development Corporation is a 501 (c)3 nonprofit organization whose mission is to develop and manage affordable, safe and sustainable homes for people in need, with a focus on the vulnerable. We ensure our residents have access to resources to help them live independently. We deliver housing that provides long-term benefits to residents and neighborhoods, alike.</p>		

11. Description and Purpose of Project (Limit length to visible area)

The Patuxent Commons concept was developed by the Howard County Autism Society to help address the housing needs of adults with disabilities through a supportive community for people of all ages, abilities, and incomes. The 76-unit mixed-income new construction project will 1) Address housing instability faced by low-income adults with disabilities, older adults, and younger adults/families; 2) Enhance social connectedness through building of relationships and community engagement 3) Use housing as a springboard to maximize individual potential and facilitate community integration for people of all ages, abilities and incomes. A total of 25% of the units will be set aside for adults with disabilities; the remaining units will be targeted to older adults, families and younger adults. The grant will support the acquisition, construction and equipping of Patuxent Commons.

Round all amounts to the nearest \$1,000. The totals in Items 12 (Estimated Capital Costs) and 13 (Proposed Funding Sources) must match. The proposed funding sources must not include the value of real property unless an equivalent value is shown under Estimated Capital Costs.

12. Estimated Capital Costs

Acquisition	\$4,200,000
Design	\$1,150,000
Construction	\$26,300,000
Equipment	\$300,000
Total	\$31,950,000

13. Proposed Funding Sources - (List all funding sources and amounts.)

Tax Exempt Bond Financing	\$10,865,700
MD Department of Health	\$1,160,000
Howard County DHCD	\$5,800,000
Private Fundraising (Capital Magnet Funding)	\$999,000
Rental Housing Works Financing	\$3,500,000
State Bond Bills	\$2,320,000
Weinberg Foundation	\$1,250,000
Low Income Housing Tax Credit Equity	\$6,055,300
Total	\$31,950,000

14. Project Schedule (Enter a date or one of the following in each box. N/A, TBD or Complete)			
Begin Design	Complete Design	Begin Construction	Complete Construction
7/1/2020	6/1/2023	5/1/24	10/1/25
15. Total Private Funds and Pledges Raised	16. Current Number of People Served Annually at Project Site		17. Number of People to be Served Annually After the Project is Complete
2249000.00	0		130
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2021	\$500,000	Acquisition, construction, and equipping of Patuxent	
2022	\$320,000	Acquisition, construction, and equipping of Patuxent	
2023	\$500,000	Acquisition, construction, and equipping of Patuxent	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Mission First Housing Development Corporation 1330 New Hampshire Ave NW,#116 Washington, DC 20036		6441 Freetown Road Columbia, MD 21044	
20. Legislative District in Which Project is Located	12A - Howard County		
21. Legal Status of Grantee (Please Check One)			
Local Govt.	For Profit	Non Profit	Federal
[]	[]	[X]	[]
22. Grantee Legal Representative		23. If Match Includes Real Property:	
Name:	Sarah Constant	Has An Appraisal Been Done?	Yes/No
Phone:	202-223-3405		Yes
Address:		If Yes, List Appraisal Dates and Value	
Mission First Housing Development Corporation 1330 New Hampshire Ave NW,#116 Washington, DC 20036		01/13/2022	4200000.00
		10/20/2023	5800000.00

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
0	4	0.00	1380000.00
25. Ownership of Property (Info Requested by Treasurer's Office for bond purposes)			
A. Will the grantee own or lease (pick one) the property to be improved?			Own
B. If owned, does the grantee plan to sell within 15 years?			No
C. Does the grantee intend to lease any portion of the property to others?			No
D. If property is owned by grantee any space is to be leased, provide the following:			
Lessee	Terms of Lease	Cost Covered by Lease	Square Footage Leased
E. If property is leased by grantee - Provide the following:			
Name of Leaser	Length of Lease	Options to Renew	
26. Building Square Footage:			
Current Space GSF	0		
Space to be Renovated GSF	0		
New GSF	117,596		

27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion	
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28. Comments	