

# State of Maryland

## 2007 Bond Bill Fact Sheet

| 1. Senate   |        | House         |                     | 2. Name of Project            |
|---|--------|---------------|---------------------|-------------------------------|
| LR #  | Bill # | LR #          | Bill #              |                               |
| 2750  | SB460  | 1738          | HB985               | Epilepsy Association Facility |
| 3. Senate Bill Sponsors   |        |               | House Bill Sponsors |                               |
| Stoltzfus   |        |               | Conway              |                               |
| 4. Jurisdiction (County or Baltimore City)  |        |               | 5. Requested Amount |                               |
| Wicomico  |        |               | \$325,000           |                               |
| 6. Purpose of Bill  |        |               |                     |                               |
| Authorizing the creation of a State Debt to serve as a grant to the Board of Directors of the Epilepsy Association of the Eastern Shore, Inc. for the construction, repair, renovation, and capital equipping of a building to be used as a facility for the Epilepsy Association of the Eastern Shore.   |        |               |                     |                               |
| 7. Matching Fund Requirements   |        |               |                     |                               |
| The grantee shall provide and expend a matching fund. No part of the fund may consist of in kind contributions. The fund may consist of real property or funds expended prior to the effective date of the Act.   |        |               |                     |                               |
| 8. Special Provisions   |        |               |                     |                               |
| None.   |        |               |                     |                               |
| 9. Contact Name and Title   |        | Contact Phone | Email Address       |                               |
| Michael A. Carbone, Executive Director  |        | 410-543-0432  | mike@eas.org        |                               |
|   |        |               |                     |                               |
|   |        |               |                     |                               |
| 10. Description and Purpose of Grantee Organization (3000 characters maximum)   |        |               |                     |                               |
| <p>The mission of the Epilepsy Association of the Eastern Shore, Inc. (EAES) is to remain an influential and relevant regional, non-profit organization dedicated to the prevention and control of epilepsy and its consequences as well as provide assistance to persons, their families, and other concerned individuals so that they may overcome the problems associated with this condition and other developmental disabilities.</p> <p>The agency offers pre-vocational and job placement, housing, and several financial subsidy programs. In-service training and public awareness efforts include School Alert, Kids on the Block, First Aid for Seizures, and November is Epilepsy Month programs. Other services include scholarships, free ID bracelets, and general information, referral and advocacy. In FY '06, by independent audit, approximately \$2,246,000 was spent on patient services or 95% of the entire agency budget.</p> <p>EAES is a 501 (c) (3) agency which is governed by a nineteen member volunteer Board of Directors who reside/work on the nine-county Maryland Eastern Shore.</p> |        |               |                     |                               |

**11. Description and Purpose of Project** (3000 characters maximum)

From March, 1992 through August, 2006, EAES was located within a shopping center, and the unit consisted of approximately 3,350 square feet. During this fourteen year period, the staff size and agency budget doubled primarily through the expansion of employment, residential, cash assistance and community outreach programs.

Thus, in February, 2005, an application was submitted into the General Services Administration through their Federal Surplus Real Property Program to acquire the former Social Security Building, in Salisbury. Built in 1969, this federal building had been vacant for over two years and required extensive interior reconstruction and renovation. Despite formidable competition from the local Board of Education, the General Services Administration awarded the land and building to EAES in June, 2006.

Multiple services are available at this location. The new office is: 1) the administrative center for the day-to-day EAES operations; 2) provides ample space for initial consumer intake and interview rooms; 3) offers more rooms for interdisciplinary team meetings, professional staff areas, and in-service training opportunities; 4) provides space for nursing, nutritional, psychological, and resource coordinator intervention; 5) expands field placement experiences for students from nearby colleges and universities, and, most significantly, 6) has a large consumer leisure and recreation room, full kitchen for skills training, and health, shower, and laundry amenities. The entire building is accessible for any consumer with epilepsy or a developmental disability.

*Round all amounts to the nearest \$1,000. The totals in Items 11 (Estimated Capital Costs) and 12 (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**

|                     |                    |
|---------------------|--------------------|
| <b>Acquisition</b>  | \$480,000          |
| <b>Design</b>       | \$17,000           |
| <b>Construction</b> | \$522,000          |
| <b>Equipment</b>    | \$21,000           |
| <b>Total</b>        | <b>\$1,040,000</b> |

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

| Source                             | Amount             |
|------------------------------------|--------------------|
| General Services Administration    | \$480,000          |
| Proceeds from Sale of Prior Office | \$200,000          |
| Capital Campaign                   | \$25,000           |
| FY '07 Operating Budget            | \$10,000           |
| Bond Bill Request                  | \$325,000          |
|                                    |                    |
|                                    |                    |
|                                    |                    |
|                                    |                    |
|                                    |                    |
|                                    |                    |
| <b>Total</b>                       | <b>\$1,040,000</b> |

**14. Project Schedule**

| Begin Design | Complete Design | Begin Construction | Complete Construction |
|--------------|-----------------|--------------------|-----------------------|
| 9/13/05      | 2/8/06          | 3/1/06             | 8/12/06               |

|  |   |   |
|--|---|---|
| <b>15. Total Private Funds and Pledges Raised as of January 2007</b> | <b>16. Current Number of People Served Annually at Project Site</b> | <b>17. Number of People to be Served Annually After the Project is Complete</b> |
|--|---|---|

|  |   |                                       |
|--|---|---------------------------------------|
| \$25,000   | approx 500                                    | approx 500                            |
| <b>18. Other State Capital Grants to Recipients in Past 15 Years</b>                               |   |                                       |
| <b>Legislative Session</b>   | <b>Amount</b>                                 | <b>Purpose</b>                        |
| N/A  | None  |                                       |
|  |   |                                       |
|  |   |                                       |
| <b>19. Legal Name and Address of Grantee</b>   |   | <b>Project Address (If Different)</b> |
| Epilepsy Association of the Eastern Shore, Inc<br>688 E. Main Street<br>Salisbury, MD 21804        |   | SAME                                  |
| <b>20. Legislative District in Which Project is Located</b>  |   | District 38                           |
| <b>21. Legal Status of Grantee (Please Check one)</b>  |   |                                       |
| <b>Local Govt.</b>   | <b>For Profit</b>                             | <b>Non Profit</b>                     |
| <input type="checkbox"/>   | <input type="checkbox"/>                      | <input checked="" type="checkbox"/>   |
| <b>22. Grantee Legal Representative</b>  | <b>23. If Match Includes Real Property:</b>   |                                       |
| <b>Name:</b> Brian Cosby, P.A.   | <b>Has An Appraisal</b>                       | Yes/No                                |
| <b>Phone:</b> 410-213-9801   | <b>Been Done?</b>                             | Yes                                   |
| <b>Address:</b>  | <b>If Yes, List Appraisal Dates and Value</b> |                                       |
| P.O. Box 600   | 8/1/05  | \$480,000                             |
| Ocean City, MD 21843   | 8/1/06  | \$990,000                             |
|  |   |                                       |
|  |   |                                       |
| <b>24. Impact of Project on Staffing and Operating Cost at Project Site</b>                        |   |                                       |
| <b>Current # of Employees</b>  | <b>Projected # of Employees</b>               | <b>Current Operating Budget</b>       |
| 55   | 58  | \$2,276,000                           |
|  |   | <b>Projected Operating Budget</b>     |
|  |   | \$2,500,000                           |
| <b>25. Ownership of Property (Info Requested by Treasurer's Office for bond issuance purposes)</b> |   |                                       |
| <b>A. Will the grantee <u>own</u> or <u>lease</u> (pick one) the property to be improved?</b>      |   | OWN                                   |
| <b>B. If owned, does the grantee plan to sell within 15 years?</b>                                 |   | NO                                    |
| <b>C. Does the grantee intend to lease any portion of the property to others?</b>                  |   | NO                                    |
| <b>D. If property is owned by grantee and any space is to be leased, provide the following:</b>    |   |                                       |
| <b>Lessee</b>  | <b>Terms of Lease</b>                         | <b>Cost Covered by Lease</b>          |
| <b>Square Footage Leased</b>   |   |                                       |
| N/A  |   |                                       |
|  |   |                                       |
|  |   |                                       |
|  |   |                                       |
|  |   |                                       |
| <b>E. If property is leased by grantee – Provide the following:</b>                                |   |                                       |
| <b>Name of Leaser</b>  | <b>Length of Lease</b>                        | <b>Options to Renew</b>               |
| N/A  |   |                                       |

|  |  |       |
|--|--|-------|
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|  |  |       |
|  |  |       |
| <b>26. Building Square Footage:</b>  |  |       |
| <b>Current Space GSF</b>   |  | 6,910 |
| <b>Space to Be Renovated GSF</b>   |  | 6,910 |
| <b>New GSF</b>   |  | 6,910 |
| <b>27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion</b>   |  | 1969  |
| <b>28. Comments: (3000 characters maximum)</b>   |  |       |
| <p>The acquisition and renovation of the land and building awarded to EAES from the General Services Administration Surplus Property Program immediately alleviated the space issues for the professional staff which had more than doubled during a fourteen year period of program expansion. Furthermore, EAES is positioned for additional expansion, potentially as another local vendor for transitioning youth. Nevertheless, the EAES Board of Directors had to act expeditiously to take advantage of this once in a lifetime opportunity. The obvious downside is that EAES is now strapped with a substantial mortgage. If this Bond Bill request is approved, the funds would be used directly to attenuate the mortgage, and, more importantly, apply future operating revenues to better serve people with epilepsy and other developmental disabilities who reside on the nine county Maryland Eastern Shore.</p> |  |       |