

**ZA00P**  
**Miscellaneous Grant Programs**

**St. Ann's Infant and Maternity Home (Prince George's County)**

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<b>General Obligation Bonds</b>	<b>\$750,000</b>	<b>Recommendation: Approve</b>
<b>Nonbudgeted</b>	<b>\$200,000</b>	

**Bill Text:** Provide a grant to the Board of Directors of St. Ann's Infant and Maternity Home, Inc. for the design, construction, renovation, and improvements to the St. Ann's Infant and Maternity Home in Hyattsville.

**Program Description:** Renovate the St. Ann's Infant and Maternity Home in Hyattsville, which houses pregnant and parenting teens in addition to abused and abandoned children. The home also provides day care; comprehensive developmental assessments; physical therapy to children with special needs; and psychological care and counseling.

***Project Analysis***

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**Overview**

Licensed by the Department of Human Resources, St. Ann's Infant and Maternity Home served a total of 232 children and 46 pregnant or parenting teenagers and their babies in its residential program and another 121 children in its day care program in fiscal 2010. St. Ann's was first established in the District of Columbia in the 1860s and moved to its present location in Hyattsville in 1962 when the current structure was built. Now 46 years old, the building is in need of major repairs in order to keep the home functional for occupancy.

The renovations will include replacing the heating, ventilation, and air conditioning (HVAC) system, roof, and windows. The HVAC system is the original system from 1962. As a result, the HVAC system is inefficient and does not allow for zoned heating or cooling. The inability to regulate temperature has resulted in uncomfortable living and sleeping conditions for the home's residents. It also causes the basement to collect water and create unsafe working environments. In addition, the interior will be modified to create a more suitable environment by eliminating the tile walls and floors that provide an institutional atmosphere.

The renovations will not allow the home to expand capacity. However, without these improvements, St. Ann's is concerned that referrals may decline, there will not be enough funding to cover operating costs, and the continuing viability of the home will be jeopardized. The home plans to complete the project in three phases. Phase I, which included roof replacement and roof air fans, was completed in January 2010. Phase II began in January 2010 and includes construction of the new HVAC in the B Wing of the building. Completion of Phase II is scheduled for April 2011.

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Phase III, the completion of the HVAC system in Wings A and C, is expected to be completed in November 2011. Additional interior renovations will also occur during Phase III.

**Funding for the Renovations**

Between fiscal 2010 and 2012, total project costs declined from \$6.2 million to \$2.7 million. St. Ann’s cites several reasons for this decline. The home recognized the limited ability of the State and of its own fundraising ability to fund the project, as it was originally conceived due to the economic downturn. St. Ann’s prioritized elements of the original plan and decided the roof and the HVAC were the most important elements to complete. Current total project costs are \$2.7 million with the State share at \$2.3 million, or 85%. St. Ann’s is funding the remaining \$0.4 million through a combination of grant funds and funds raised through its annual gala. At the time of this writing, St. Ann’s had secured half of its matching funds and is in the process of securing the remaining \$0.2 million through the U.S. Department of Housing and Urban Development’s (HUD) grant program. St. Ann’s advises the HUD grant has been awarded; however, St. Ann’s is still waiting on the receipt of funds.

***Prior Authorization and Capital Improvement Program***

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**Authorization Uses  
(\$ in Millions)**

<i>Description</i>	<i>Prior Authorization</i>	<i>2012 Allowance</i>	<i>2013 Estimate</i>	<i>2014 Estimate</i>	<i>2015 Estimate</i>	<i>2016 Estimate</i>
Acquisition	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000
Planning	0.000	0.050	0.000	0.000	0.000	0.000
Construction	1.700	0.900	0.000	0.000	0.000	0.000
Equipment	0.000	0.000	0.000	0.000	0.000	0.000
<b>Total</b>	<b>\$1.700</b>	<b>\$0.950</b>	<b>\$0.000</b>	<b>\$0.000</b>	<b>\$0.000</b>	<b>\$0.000</b>

**Authorization Sources  
(\$ in Millions)**

<i>Description</i>	<i>Prior Authorization</i>	<i>2012 Allowance</i>	<i>2013 Estimate</i>	<i>2014 Estimate</i>	<i>2015 Estimate</i>	<i>2016 Estimate</i>
GO Bond	\$1.500	\$0.750	\$0.000	\$0.000	\$0.000	\$0.000
Nonbudgeted	0.200	0.200	0.000	0.000	0.000	0.000
<b>Total</b>	<b>\$1.700</b>	<b>\$0.950</b>	<b>\$0.000</b>	<b>\$0.000</b>	<b>\$0.000</b>	<b>\$0.000</b>

## ***GO Bond Recommended Actions***

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1. Approve.