

# State Of Maryland

## 2024 Bond Initiative Fact Sheet

<b>1. Name Of Project</b>		
6114 Marlboro Pike		
<b>2. Senate Sponsor</b>	<b>3. House Sponsor</b>	
	Roberson	
<b>4. Jurisdiction</b> (County or Baltimore City)	<b>5. Requested Amount</b>	
Prince George's County	\$1,000,000	
<b>6. Purpose of Bond Initiative</b>		
the acquisition, planning, design, construction, repair, renovation, reconstruction, site improvement, and capital equipping of the 6114 Marlboro Pike property		
<b>7. Matching Fund</b>		
Requirements:	Type:	
Grant		
<b>8. Special Provisions</b>		
<input type="checkbox"/> Historical Easement	<input checked="" type="checkbox"/> Non-Sectarian	
<b>9. Contact Name and Title</b>	<b>Contact Ph#</b>	<b>Email Address</b>
Delegate Kent Roberson		kent.roberson@house.state.md.us
D. Street		240-585-1478
<b>10. Description and Purpose of Organization</b> (Limit length to visible area)		
District Heights is an incorporated municipality in Prince George's County. District Heights is dedicated to providing services to residents, businesses, and stakeholders through its component departments; Police, Youth Services, Senior Services, Recreation, Public Works, and General Government.		

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

The City acquired 6114 Marlboro Pike and began an economic development and annexation planning process to expand city service delivery, reduce reliance on the residential tax base, and provide upward economic opportunity for residents and taxpayers. The City completed feasibility planning and the site can support up to 33K sqft of built space. The City is currently in the scoping process for what size building it desires to place on the site. The City is seeks to locate police and public services in a more accessible area on Marlboro Pike. The Municipal Building is currently located in a residential area. The funding request is specific to the planning and design of the project. The City is interested in developing the site such that it serves the needs of residents and provides a quality development anchor for this segment of Marlboro Pike. We anticipate settling on a building size/footprint within the next two months and are preparing to enter the design phase.

*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**

<b>Acquisition</b>	\$0
<b>Design</b>	\$1,000,000
<b>Construction</b>	
<b>Equipment</b>	
<b>Total</b>	\$1,000,000

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

<b>Total</b>	\$0

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
July 2024	Jan 2025	TBD	TBD
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	
0.00	0	Approx. 6000 residents.	
18. Other State Capital Grants to Recipients in the Past 15 Years			
Legislative Session	Amount	Purpose	
2021	\$200,000	District Heights Senior Center.	
19. Legal Name and Address of Grantee		Project Address (If Different)	
City of District Heights 2000 Marbury Drive District Heights, MD 20747		6114 Marlboro Pike District Heights, MD 20747	
20. Legislative District in Which Project is Located	25 - Prince George's County		
21. Legal Status of Grantee (Please Check One)			
Local Govt.	For Profit	Non Profit	Federal
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
22. Grantee Legal Representative		23. If Match Includes Real Property:	
Name:	David Street	Has An Appraisal Been Done?	Yes/No
Phone:	240-585-1478		Yes
Address:		If Yes, List Appraisal Dates and Value	
2000 Marbury Drive District Heights, MD 20747  Appraisal Addresses: Tax Map 81, Grid B2, Parcel B, Birch Estates Tax Map 81, Grid B2, Lot 1, Birch Estates Tax Map 81, Grid B2, Parcel B, Birch Estates		7/28/23; Parcel B	351300.00
		7/28/23; Lot 1 &	275000.00

<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>	<b>Projected Operating Budget</b>
0	50	0.00	0.00
<b>25. Ownership of Property (Info Requested by Treasurer's Office for bond purposes)</b>			
<b>A. Will the grantee own or lease (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 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>
<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>	
<b>26. Building Square Footage:</b>			
<b>Current Space GSF</b>	0		
<b>Space to be Renovated GSF</b>	0		
<b>New GSF</b>	11,000-33,000		

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

FY 2026 - FY 2028

**28. Comments**

Staff is currently identifying funding sources for construction, which is anticipated to begin in FY 2026. City staff will absorb costs associated with servicing the grant, procuring vendors, and managing architects/site planners.

The City may re-visit the decision to lease space on the main floor of the building, contingent upon the final design of the building. There may be an economic development benefit to co-locating some businesses or nonprofits with the municipal/police services center. The city is highly interested in bringing quality redevelopment to Marlboro Pike and hope to, with this facility, anchor this block of Marlboro Pike.

The City also anticipates incorporating community and greenspace into the site design and has also applied for federal grant dollars with Bowie State, Laurel, and native tribes to evaluate the feasibility of designing the building to LEED standards and positioning it as a sustainability/resiliency hub. That application was submitted in November and the City's application is currently under review.