

State of Maryland

Bond Bill Fact Sheet

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|--|---------------------|---|
| 1. Senate Bill # | House Bill # | 2. Name of Bill |
| SB276 | HB482 | Creation of a State Debt - Baltimore City - TuT's, Inc. |
| 3. Senate Bill Sponsors | | House Bill Sponsors |
| Senator Lisa Gladden | | Delegates Nathaniel Oaks, Jill Carter, Samuel Rosenberg |
| 4. Jurisdiction (County or Baltimore City) | | 5. Requested Amount |
| Baltimore City | | \$350,000 |
| 6. Purpose of Bill | | |
| Authorizing the creation of a State debt, the proceeds to serve as a grant to the Board of Directors of TuT's, Inc. for the renovation and reconstruction of a residential group home for adolescents to provide an additional 16 residential beds, plus 1 handicapped, for adolescent male foster children in the Maryland foster care system. | | |
| 7. Matching Fund Requirements | | |
| Prior to the payment of any funds, the grantee shall provide and expend a matching fund. The fund may consist of real property, in kind contributions, or funds expended prior to the effective date of this Act. | | |
| 8. Special Provisions | | |
| None | | |
| 9. Description and Purpose of Grantee Organization | | |
| TuT's, Inc., a 501(c)(3) Maryland corporation, d/b/a TuTTie's Place, is licensed by the State Department of Human Resources as a residential group home program for adolescent males. TuTTie's Place currently operates 4 group homes for a total of 26 boys aged 10 to 18 years old. The program, in existence for over 7 years, is designed to provide a safe and family-oriented environment for the State's foster children, receiving placements from the Baltimore City's and counties' Departments of Social Services, and Department of Juvenile Services. The program's goals are to prepare each individual child to be capable of coping with society as an adult member when they are no longer in the foster care system. To accomplish this intent, sound management of the company is provided; continuous support and supervision of the children is implemented; motivation toward education, learning respect for people and the rules of society, with an emphasis on each child achieving their individual potential are continually emphasized. | | |
| 10. Description and Purpose of Project | | |
| The project will renovate and add on to a large stone house, and provide recreational area on the adjoining lot, to provide an additional 16 beds, plus 1 that is handicapped accessible. The purpose is to alleviate the great need for residential space for adolescents. | | |
| <i>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.</i> | | |
| 11. Estimated Capital Costs | | |
| Acquisition | | |
| Design | | 80,000 |
| Construction | | 1,095,000 |
| Equipment | | 300,000 |
| | Total | 1,475,000 |
| 12. Proposed Funding Sources – (List all funding sources and amounts.) | | |

| Source | | Amount | |
|--|---|---|------------------------------|
| MD General Assembly 2005 Bond Bill | | 350,000 | |
| The Abell Foundation, matching grant | | 75,000 | |
| Personal funds to match Abell Foundation grant | | 75,000 | |
| MD General Assembly 2004 Bond Bill | | 175,000 | |
| Purchase of building and vacant lot | | 25,000 | |
| Foundation grants, private fund raising | | 475,000 | |
| Mortgage | | 300,000 | |
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| Total | | \$1,475,000 | |
| 13. Project Schedule | | | |
| Begin Design | Complete Design | Begin Construction | Complete Construction |
| June, 2004 | May, 2005 | June, 2005 | June, 2006 |
| 14. Total Private Funds and Pledges Raised as of January 2005 | 15. Current Number of People Served Annually at Project Site | 16. Number of People to be Served Annually After the Project is Complete | |
| \$100,000 | 0 | Approximately 40 | |
| 17. Other State Capital Grants to Recipients in Past 15 Years | | | |
| Legislative Session | Amount | Purpose | |
| 2004 | \$175,000 | Renovate, add on to house at 3011-3013 Chelsea Terrace, Baltimore, MD 21216, for a 16-bed group home. | |
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| 18. Legal Name and Address of Grantee | | Project Address (If Different) | |
| TuT's, Inc. 3000 Chelsea Terrace Baltimore, MD 21216 | | 3011-3013 Chelsea Terrace Baltimore, MD 21216 | |
| 19. Contact Name and Title | | Contact Phone | Email Address |
| Brenda Boyd, Program Director | | 410-225-7001 | tutties1@msn.com |
| Mort Diamond, Assistant Program Director | | 410-225-7001 | tuts-111@msn.com |
| | | | |
| 20. Legislative District in Which Project is Located | | | Forty-First District |
| 21. Legal Status of Grantee (Please Check one) | | | |
| Local Govt. | For Profit | Non Profit | Federal |
| <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 22. Grantee Legal Representative | | 23. If Match Includes Real Property: | |
| Name: | Harold Weisbaum, Esquire | Has An Appraisal | Yes/No |

| | | | | |
|--|--|---|-----------------------------------|------------------------------|
| Phone: | 410-837-4010 11 East Lexington St. Sixth Floor Baltimore, MD 21202 | Been Done? | No | |
| Address: | | If Yes, List Appraisal Dates and Value | | |
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| 24. Impact of Project on Staffing and Operating Cost at Project Site | | | | |
| Current # of Employees | Projected # of Employees | Current Operating Budget | Projected Operating Budget | |
| 41 | 75 | \$1.6 million | \$2.6 million | |
| 25. Ownership of Property (Info Requested by Treasurer's Office for bond issuance purposes) | | | | |
| A. Will the grantee own or lease the property to be improved? | | | Lease | |
| B. If owned, does the grantee plan to sell within 15 years? | | | | |
| C. Does the grantee intend to lease any portion of the property to others? | | | No | |
| D. If property is owned by grantee and any space is to be leased, provide the following: | | | | |
| Lessee | | Terms of Lease | Cost Covered by Lease | Square Footage Leased |
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| E. If property is leased by grantee – Provide the following: | | | | |
| Name of Leaser | | Length of Lease | Options to Renew | |
| Brenda Boyd | | 15 years | yes, 5 years | |
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| 26. Building Square Footage: | | | | |
| Current Space GSF | | 2,670 | | |
| Space to Be Renovated GSF | | 2,670 | | |
| New GSF | | 7,892 | | |
| 27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion | | | Approximately 1923 | |
| 28. Comments: | | | | |

The current square footage of the existing building to be renovated is approximately 2,670 square feet. The addition to the house is approximately 5,222 square feet, making a total size of the house after the completion of the project, including both renovated and add-on spaces of approximately 7,892 gross square feet. The planning and design phase of the capital project to renovate and add on to the house, and develop the adjoining empty lot into a recreation area, at 3011 and 3013 Chelsea Terrace has been almost completed. Construction documents will be completed shortly and the construction phase will commence in June of 2005. The architect, Hord/Copland/Macht, and the contractor, Banks Contracting Co. have been aggressively proceeding. Funding for the requested Bond Bill for the fiscal year 2006 is timely. The project is well under way, and matching funds for those grant funds that have been already appropriated by the 2004 General Assembly Bond Bill and granted by The Abell Foundation have been met. Further, TuTTie's Place has been identified as the largest employer in the catchment area of the Greater Northwest Community Association. This project will add an additional approximately 35 community-based jobs to the current number of approximately 41 jobs, thus increasing the local tax base of the neighborhood real estate and income level of its citizens.