

State of Maryland

2006 Bond Bill Fact Sheet

1. Senate		House		2. Name of Project
LR #	Bill #	LR #	Bill #	
2692	SB404	2678	HB602	Creation of a State Debt – Baltimore City - Assisted Living on the Green
3. Senate Bill Sponsors				House Bill Sponsors
Sen. Conway				Del. McIntosh, et al.
4. Jurisdiction (County or Baltimore City)				5. Requested Amount
Baltimore City				\$1,500,000
6. Purpose of Bill				
Authorizing the creation of a State Debt not to exceed \$1,500,000, the proceeds to be used as a grant to the Board of Directors of GS Housing, Inc. for the planning, design, construction, and capital equipping of an assisted living facility for low-income individuals.				
7. Matching Fund Requirements				
This bill requires a standard match.				
8. Special Provisions				
No part of the proceeds of the bonds or the matching funds may be used for sectarian religious purposes.				
9. Description and Purpose of Grantee Organization (3000 characters maximum)				
G.S. Properties, Inc. is a 501(c) (3) non-stock Maryland corporation affiliated with the MedStar Health system. Its purposes include the ownership and development of real property to support the activities of The Good Samaritan Hospital of Maryland, Inc. The sole member of G.S. Properties, Inc. is Bay Development Corporation, also a 501(c) (3) non-stock Maryland corporation affiliated with the MedStar Health system				
10. Description and Purpose of Project (3000 characters maximum)				
The Assisted Living on the Green facility will bridge the gap between independent living and nursing home care. The facility will provide permanent housing, 24-hour supervision, complete meal service, housekeeping, assistance with the activities of daily living (bathing, dressing, eating, using the toilet, and mobility), medication monitoring, and socialization. A cost-effective, non-institutional alternative to nursing home placement, Assisted Living improves the quality of life for individuals who would otherwise find nursing home placement necessary. As the next important component of The Good Samaritan Hospital's evolving continuum of care and services for low and moderate income elderly persons, this facility will provide the assistance that an increasing number of current residents of the Northeast Baltimore campus, and others, need. With the addition of this new facility, the Northeast community will encompass all the components of a Continuing Care Retirement Community, made affordable to low and moderate income individuals.				
<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				\$ -0-
Design				340,000
Construction				5,278,848
Equipment				7,000
Total				5,625,848

12. Proposed Funding Sources – (List all funding sources and amounts.)			
Source		Amount	
Harry & Jeannette Weinberg Foundation		1,500,000	
Elderly Rental Program Loan		1,500,000	
GC Senior Housing Foundation		250,000	
Bond Bill Funding		1,500,000	
In-Kind Contributions		875,848	
Total		5,625,848	
13. Project Schedule			
Begin Design	Complete Design	Begin Construction	Complete Construction
In Progress		Winter, 2006	Winter, 2007
14. Total Private Funds and Pledges Raised as of January 2006	15. Current Number of People Served Annually at Project Site	16. Number of People to be Served Annually After the Project is Complete	
A work in Progress	0	32	
17. Other State Capital Grants to Recipients in Past 15 Years			
Legislative Session	Amount	Purpose	
FY2000	\$300,000	Renal Unit Expansion	
FY2001	\$500,000	Good Health Center	
FY2003	\$500,000	Outpatient Rehabilitation	
18. Legal Name and Address of Grantee		Project Address (If Different)	
GS Housing Inc 5601 Loch Raven Blvd Baltimore, Maryland 21239		Assisted Living on the Green 1651 E. Belvedere Avenue 1651 E. Belvedere Avenue	
19. Contact Name and Title		Contact Phone	Email Address
Jennifer Wilkerson Vice President of Planning and Business Development		410-532-4628	
20. Legislative District in Which Project is Located			43
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:	Nita Schultz Gallagher Evelius & Jones	Has An Appraisal	Yes/No
Phone:		Been Done?	N/A

Address:		If Yes, List Appraisal Dates and Value	
218 North Charles Street			
Suite 400			
Baltimore, Maryland 21201			
24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
23	50	-0-	\$1,567,708
25. Ownership of Property (Info Requested by Treasurer's Office for bond issuance purposes)			
A. Will the grantee <u>own</u> or <u>lease</u> (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 and 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			
Space to Be Renovated GSF			
New GSF	26,228		
27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion			
28. Comments: (3000 characters maximum)			