

State of Maryland

2010 Bond Bill Fact Sheet

1. Senate LR # Bill #		House LR # Bill #		2. Name of Project	
lr2840	sb0822	lr3131	hb1178	Identity House	
3. Senate Bill Sponsors				House Bill Sponsors	
Forehand				Gilchrist	
4. Jurisdiction (County or Baltimore City)				5. Requested Amount	
Montgomery County				\$350,000	
6. Purpose of Bill					
<p>Authorizing the creation of a State Debt not to exceed \$350,000, the proceeds to be used as a grant to the Board of Directors of Identity, Inc. for the planning, design, and renovation of the Identity House.</p>					
7. Matching Fund					
Requirements:			Type:		
Equal			The matching fund may consist of real property or in kind contributions.		
8. Special Provisions					
<input type="checkbox"/> Historical Easement			<input checked="" type="checkbox"/> Non-Sectarian		
9. Contact Name and Title			Contact Phone		Email Address
Candace Kattar			301-963-5900 (ext. 12)		CKattar@identity-youth.org
10. Description and Purpose of Grantee Organization (Limit Length to Visible area)					
<p>Identity, Inc. is a non-profit organization serving Latino youth and families in Montgomery County, Maryland. Our services reach more than 1000 individuals each year at five sites throughout the county and include a comprehensive after-school youth development program for high school and middle school youth, mental health services for individuals and families, parent education and training, case management to link clients to essential social services, gang prevention and intervention, inmate support and re-entry at the county correctional facility and HIV counseling and testing. All services are free to our clients and are offered in both English and Spanish.</p> <p>Bond Bill funding will provide our organization with increased space for programs and staff, allowing us to serve approximately 1000 additional disadvantaged county residents per year. In addition to the jobs provided by the construction and transfer of the donated house, we estimate we will be able to employ 10 additional staff members as a result of the project.</p>					

11. Description and Purpose of Project (Limit Length to Visible area)

A 2,000 square foot home, located only a few hundred yards from Identity's headquarters, has been generously donated to our organization by one of our supporters. The donated building must be moved onto Identity's property as its current location will be converted into retail space and condominiums. The house will more than double our office space, allowing us to accommodate the ever increasing number of clients seeking our services and significantly boost our administrative capacity here in our headquarters. Among our most urgent needs is private consultation space for mental health services, which are seriously limited by the constraints of our current location.

We are requesting funding for the renovation and transfer of the donated house to our 1/2 acre headquarters. The architectural plans for the renovation, construction management fees, and water/sewage line installation are being donated for the project. We have also received a charitable grant of \$30,000 for the project. The donated house is located in historic Old Towne Gaithersburg and city officials have expressed their strong desire to preserve the building already waiving fees. We expect the project to begin in the summer of 2010 and be completed in early spring 2011.

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

Acquisition	\$300,000
Design	\$83,000
Construction	\$592,000
Equipment	0
Total	\$975,000

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

Source	Amount
James Clifford — Donated house	\$300,000
RKTects Studio — Donated design and engineering fees	\$83,000
Charles Hess — Donated construction management fees	\$70,000
The Philip L. Graham Fund — Cash in hand	\$30,000
Individual contributions - some in-hand already	\$142,000
Maryland Bond Bill	\$350,000
Total	\$975,000

14. Project Schedule			
Begin Design	Complete Design	Begin Construction	Complete Construction
Completed	Completed	July 2010	December 2010
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
\$380,000		1000+	2000+
18. Other State Capital Grants to Recipients in Past 15 Years			
Legislative Session	Amount	Purpose	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Identity, Inc. 414 East Diamond Avenue Gaithersburg, MD 20877		Same	
20. Legislative District in Which Project is Located			District 17
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:	Candace Kattar	Has An Appraisal Been Done?	Yes/No
Phone:	(301) 963-5900 ext.12		Yes
Address:		If Yes, List Appraisal Dates and Value	
414 East Diamond Avenue Gaithersburg, MD 20877		May 2008	\$300,000

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
32	42	\$2,962,000	\$3,850,000
25. Ownership of Property (Info Requested by Treasurer's Office for bond issuance purposes)			
A. Will the grantee own or lease (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	2,200		
Space to Be Renovated GSF	2,400		
New GSF	4,600		
27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion			Early 1910s

28. Comments: (Limit Length to Visible area)

Identity is able to contribute more than half of the project's total cost through hard and soft matches. The building to be renovated and transferred to our property has been donated to our organization at a value of \$300,000. We have successfully secured pro-bono architectural design, construction management, and water and sewage system installation for the building from local businesses. We have been awarded a cash-in-hand grant of \$30,000 from the Philip L. Graham Fund for the project and we anticipate raising over \$140,000 from our supporters in the community (over \$50,000 is already in hand). Our organization has the capacity and know-how necessary to raise these funds, having carried out several highly successful fund raising campaigns and revenue generating events in recent years. In Fiscal Year 2009, we raised approximately \$30,000 in cash donations for general operations. We manage an annual budget of nearly three million dollars, and have continually secured funding from both public and private sources to maintain our many programs and services despite the challenges presented by the current economic crisis.

The donated home is approximately 100 years old and is located in the historic district of Old Towne Gaithersburg in Montgomery County, Maryland. The transfer of the home to Identity's headquarters would allow the house to be saved from demolition, as the site it currently occupies is being re-developed. The City of Gaithersburg, in demonstration of its support for our project, has waived all filing fees for the transfer, saving our organization \$5,000 in costs.

As our supporters have pledged to cover nearly 60% of the costs, the project is shovel ready once Bond Bill funding is awarded. This funding will cover the remaining costs for materials and labor involved in the demolition of Identity's current backyard site, the excavation for the house foundation, the construction of a new basement, the transportation of the donated house onto our property, and the renovation of the structure. All elements of the project have a useful life of more than 15 years.

This capital project would be of tremendous value to our clients and the wider community. The project would create jobs, expand essential social services, and preserve a century-old building. We are confident that the investment will make a real difference in the lives of hundreds of our stakeholders. The upcounty area is now home to a fast growing Latino community and Identity is looked upon as a respected and professional organization that has the trust and respect of that community in particular and the general community as well. Identity has received numerous accolades for its work - including the Gazette's ranking as the 10th organization out of 53 that were considered as best managed and operated in Montgomery County, Leadership Greater Washington's Youth Award, and recognition from the Washingtonian Magazine as one of the area's best youth-serving agencies.