

State of Maryland

2011 Bond Bill Fact Sheet

1. Senate LR # Bill #		House LR # Bill #		2. Name of Project	
lr0698	sb0106			Caroline High School Culinary Center	
3. Senate Bill Sponsors				House Bill Sponsors	
Pipkin					
4. Jurisdiction (County or Baltimore City)			5. Requested Amount		
Caroline County			\$400,000		
6. Purpose of Bill					
<p>Authorizing the creation of a State Debt not to exceed \$400,000, the proceeds to be used as a grant to the Board of Directors of the Denton Development Corporation, Inc. for the construction, repair, renovation, reconstruction, and capital equipping of the Caroline High School Culinary Center.</p>					
7. Matching Fund					
Requirements:		Type:			
Equal		The matching fund may consist of funds expended prior to the effective date of this Act.			
8. Special Provisions					
<input type="checkbox"/> Historical Easement			<input checked="" type="checkbox"/> Non-Sectarian		
9. Contact Name and Title		Contact Phone		Email Address	
Abigail McNinch		410-479-4305		abigail@dentondevelopmentcorp.com	
10. Description and Purpose of Grantee Organization (Limit Length to Visible area)					
The Town of Denton is a government municipality serving a community of 3,500.					

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

The purpose of this project is to renovate the Smart Site designated historic structure (c.1901) located at 512 Franklin Street, known as the "Old Caroline High School" located in Denton, Maryland. The structure was Caroline County's first high school facility and has been vacant for the past 23 years. As a result of vandalism and general neglect, the structure is significantly blighted. In 2005 the property was acquired by the Town and stabilized 2006. Lead removal and asbestos remediation is currently underway. In addition to rehabilitation of the existing structure, an addition is necessary restore building to a status of utility.

Once rehabilitated, the non-profit Chesapeake Culinary Center will operate a regional culinary training program serving the Mid Shore region. A commercial kitchen incubator program will also be established within the structure to assist agriculturally based start up businesses, creating potential employment opportunities in areas including marketing and production.

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	\$340,000
Design	\$100,000
Construction	\$1,300,000
Equipment	\$20,000
Total	\$1,760,000

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

Source	Amount
Approved 2003 and 2006 State Grants	\$150,000
Requested 2011 Bond Bill	\$400,000
2004 Small Cities CDBG - Econ Development	\$800,000
USDA RBEG - Rehabilitation	\$50,000
USDA RBEG - Fixture & Equipment	\$75,000
Private Contributions	\$31,000
Bartus Trew Preservation Grant (MHT) - architecture	\$25,000
Caroline County Government - Planning and Design	\$15,000
Town of Denton - Preliminary Planning & Assessments	\$22,000
Community Tax Investment Credit Program	\$12,000
Heritage Tax Credit Program	\$180,000
Total	\$1,760,000

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
November, 2005	January, 2011	December, 2010	October, 2011
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
\$10,000		0	2,000
18. Other State Capital Grants to Recipients in Past 15 Years			
Legislative Session	Amount	Purpose	
2006	\$50,000	Rehabilitation - Old Caroline High School property	
2003	\$100,000	Acquisition/Rehabilitation - Old Caroline High School	
2000	\$150,000	Denton Armory Rehabilitation	
1999	\$100,000	Denton Armory Rehabilitation	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Town of Denton 13 North Third Street Denton, Maryland 21629		512 Franklin Street Denton, Maryland 21629	
20. Legislative District in Which Project is Located	36 - Kent, Queen Anne's and Caroline Counties		
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:	Stephen Kehoe	Has An Appraisal Been Done?	Yes/No
Phone:	410-822-1988		Yes
Address:		If Yes, List Appraisal Dates and Value	
Ewing, Dietz, Fountain & Kehoe 16 South Washington Street Easton, Maryland 21601-1146		03/02/2002	\$190,000

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
0	12	0	\$360,000
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?			Yes
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
Chesapeake Culinary Center	TBD	95%	9,500
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	10,000		
Space to Be Renovated GSF	10,000		
New GSF	10,000		
27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion			1901

28. Comments: (Limit Length to Visible area)

The Caroline High School project exemplifies Caroline County's community revitalization efforts and promotion of sustainable growth. The project has been designated as one of Maryland's Smart Sites and meets the following objectives:

1. Strengthens public and private partnerships at the local level that leverage substantial private investment in appropriate growth and revitalization areas.
2. Provides education about the range of exemplary growth and revitalization projects and partnerships in progress in communities throughout Maryland.
3. Coordinates State, local, and private investment in high impact projects, including BRAC zones, Transit-Oriented Development sites, Main Streets and Maryland Sustainable Communities.