

State of Maryland

2011 Bond Bill Fact Sheet

1. Senate LR # Bill #		House LR # Bill #		2. Name of Project
lr1033	sb0027	lr1042	hb0095	Dorchester Center for the Arts - Atrium Entrance
3. Senate Bill Sponsors				House Bill Sponsors
Colburn				Eckardt
4. Jurisdiction (County or Baltimore City)			5. Requested Amount	
Dorchester County			\$75,000	
6. Purpose of Bill				
<p>Authorizing the creation of a State Debt not to exceed \$75,000, the proceeds to be used as a grant to the Board of Directors of the Dorchester Center for the Arts, Inc. for the construction of the atrium entrance and rear addition to the Dorchester Center for the Arts.</p>				
7. Matching Fund				
Requirements:		Type:		
Equal		The matching fund may consist of 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	
Mickey Love		410-228-7782	mml@dorchesterarts.org	
10. Description and Purpose of Grantee Organization (Limit Length to Visible area)				
<p>As the designated County Arts Council for Dorchester County, Dorchester Center for the Arts is dedicated to providing the Eastern Shore community with high quality, engaging activities in the visual, literary, musical, and performing arts. DCA attempts to preserve the cultural heritage of the region through emphasis on the maritime and agricultural history which still employs much of the population. Unique in the area, DCA is home for artists in all media - drawing, oil and watercolor painting, basketry, pottery, quilting, photography, stained glass, music, theater, literature, and more. DCA offers over 80 instructional classes for adults and children each year in these disciplines, as well as calligraphy, decoy and boat carving, furniture painting, dancing and performing arts. DCA collaborates with Dorchester County Schools, Tourism and the Main Street Organization. Free gallery shows and receptions, and the artisan's gift shop bring much traffic to downtown Cambridge supporting shops and restaurants. The atrium entrance will bring audiences up to 250 people into the second floor Performance Hall fulfilling DCA's mission of programing in the musical and performing arts as well as providing a necessary rental revenue stream.</p>				

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

The rear of the 1930's structure has a Phase I masonry addition housing offices, plus a second floor elevator and egress stair. A new second floor room will be added above the existing addition. The new Atrium Rear Entrance Addition is to provide a weather proof, fire rated connector area and breakout lobby between the Performance Hall and the first floor area below. ADA, Fire Marshall, and architectural requirements mandate that this second floor egress be enclosed. In addition, the space will serve as a focal point and first impression of the Hall.

Access and utilization of the Dorchester Center for the Arts 2nd floor rehab will significantly impact the ability to achieve financial sustainability. Although the total project completion cost is a million dollars, \$165,000 will enable the Center to complete the Atrium Rear Entrance Addition, get a certificate of occupancy, and then put community volunteers to work doing the cosmetic work that is required to complete renovation. Rental of this 250 capacity space will be a significant source of income for the organization. The weekly inquiries for a rental space of this size will allow the Center to conduct a business which will employ food and custodial services, independent contractors for equipment as well as an events manager.

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	0
Design	\$8,000
Construction	\$155,000
Equipment	\$2,000
Total	\$165,000

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

Source	Amount
Mid-Shore Community Foundation	\$30,000
Campbell Foundation	\$3,000
Bond Bill	\$75,000
Local Donners	\$57,000
Total	\$165,000

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
complete	fall 2010	Spring 2011	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
\$33,000		5000	10,000
18. Other State Capital Grants to Recipients in Past 15 Years			
Legislative Session	Amount	Purpose	
2005	\$380 ,000	Conversion of 7000 sq. feet into two instructional studios, an artisans gift shop,three galleries, three admin. offices	
2010	\$10,000	Infrastructure for second floor rehabilitation: rough in HVAC, roof, sprinkler installation	
19. Legal Name and Address of Grantee		Project Address (If Different)	
Dorchester Center for the Arts, Inc. 321 High Street Cambridge, MD 21613- 19433			
20. Legislative District in Which Project is Located	37B - Dorchester, Talbot and Caroline Counties		
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:	Mr. Hubert Wright	Has An Appraisal Been Done?	Yes/No
Phone:	410-228-5450		N/A
Address:		If Yes, List Appraisal Dates and Value	

24. Impact of Project on Staffing and Operating Cost at Project Site			
Current # of Employees	Projected # of Employees	Current Operating Budget	Projected Operating Budget
1 full time, 7 part time	2 full time, 7 part time	\$250,000	\$350,000
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?			lease
B. If owned, does the grantee plan to sell within 15 years?			N/A
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	
Dorchester County	20 years	yes	
26. Building Square Footage:			
Current Space GSF	7000		
Space to Be Renovated GSF	950		
New GSF	14,000		
27. Year of Construction of Any Structures Proposed for Renovation, Restoration or Conversion		2011	

28. Comments: (Limit Length to Visible area)

This project puts Dorchester Center for the Arts in an entirely new realm of arts presentation for the entire Eastern Shore region. Once a certificate of occupancy is granted by the addition of a Rear Atrium Entrance the huge second floor space can be made available for theater, concerts and recitals. Just recently, the Chorus of Dorchester had to turn people away from their annual concert because the facility is not large enough for an audience of more than 75. There will be an affordable rental space for receptions, parties, and meetings. The revenue stream that is so critical for the Center to flourish will free the organization from having to continually ask the State of Maryland for money. Dorchester Center for the Arts will be able to accommodate large groups for functions that will bring people to downtown Cambridge to support the existing businesses and increase the demand for new business. Tourism will improve as visitors are attracted to performing arts events.

On the other end of the spectrum pockets of lower income residents make it necessary to keep programs affordable while providing the community with high quality, engaging activities in the visual, literary, musical and performing arts. Doing a comparative analysis of Dorchester, Caroline, Talbot, Queen Anne and Wicomico counties on the Eastern Shore finds: Dorchester County has the lowest median income and average household income of the 5 counties and is lower than the national median. 74.1% of the population make less than \$75,000. 27.4% make under \$25,000. Not only is this higher than the other 4 counties, but it is higher than the state percentage of 15.1% and the national average of 23.2%. Only 16.3% of the population possesses a Bachelors degree or higher. (The only county less is Caroline at 16%).

Having said this, it is significant that Dorchester Center for the Arts presents 28 gallery shows, including 12 receptions, a year that are free to the public. They presented in 2010, 10 theatrical presentations that the public could attend for under \$15.00, some for as low as \$5.00. Scholarships are available through the Children's Endowment allowing underprivileged children to attend summer camp workshops. The Annual outdoor arts festival which brings thousands to High Street in Cambridge is free to the public. DCA has quickly gotten the reputation of being a welcoming facility that offers an appreciation for the arts to all community members during regular hours six days a week and for evening events as well. With help from the State of Maryland the Dorchester Center for the Arts has evolved from what was perceived as an exclusive little arts center to an inviting, public facility that is being enjoyed by all ages, and all cultures. It is a perfect example of what Bond Bills can do for community volunteer organizations.